P. 1/3 **Rental agreement copy owner copy tenant**

**The owner**, Planckaert-Derez, Einde Munkendoornstraat, 67- 8510 Rollegem, said owner rents out, according to the general conditions attached to this rental agreement, conditions that make integral part of it and that are signed and accepted by the tenants, to the tenant(s).

Name: Identification nr. :

Living: Tel/mob. :

Deposit (guarantee) is repaid at the bank account nr. :……………………………………………….

**Owners lodge address: Hoeve Herpoel**

 **Einde Munkendoornstraat, 67**

 **8510 Rollegem**

**Period : ……………………………………….**

**Rental price : ……………………………………….**

**Advance/prepayment : ……………………………………… (1/3 of the rental price)**

**Balance : ……………………………………..**

By reservation, the amount of the advance need to be transferred at the bank number here below, with mention of your name and reserved period and the rental agreement is sent back with 10 days after date of acceptance of the agreement.

**IBAN: BE 75 7310 2045 5251 BIC: KREDBEBB van Planckaert-Derez.**

**KBC Bank – Bellegemsestraat 63 –B 8510 Bellegem tel : +32 56 26 55 30**

The price does not include: the damage caused and linen package. The cleaning (see general rental conditions) will represent 30 EUR if cleaning has not been fulfilled properly. Those casts will be deduced from the guarantee amount.

Written at Rollegem in 2 copies

The owner: The tenant:

Read and approved Read and approved

*Rental agreement and general conditions Rental agreement and general conditions*

P. 2/3 **General conditions: Hoeve Herpoel**

1. Rent

By signing this contract, the tenant pays 1/3 of the rent. The remaining and the rental guarantee will be transferred latest 10 days before rental period.

1. Damage

If the guarantee does not cover the eventual damage caused to the property and/or belongings, the tenant agrees to pay within 14 days the difference based on the invoices that will be submitted to him by the owner.

1. The statement of finding and deposed refund

The tenant informs the owner about day and hour of leaving. Please also communicate immediately any damage caused, to be able to look for replacement once the following tenants arrive. After control of the state of the lodge, the deposit will be repaid immediately minus the cost.

1. Cancellation

Cancellation is sent by registered letter to the owner. The cost of cancellation represents 1/3 of the rent if cancellation occurs at least 1 month before departure date. By cancellation after this period, the whole amount of the rent is due.

1. Operation

The property can be involved from 18H (phone contact is recommended for arrival after 20H30) and need to be evacuated latest by 13H. The lodge is cosy. An inventory is available. The tenant will check the correctness of it and mention any remark to the owner with 12 hours after moving in. The lodge cannot be considered as main residence.

1. Bath- and kitchen linen are not included in the rent, only bed linen is included.

P. 3/3 **General condition: Hoeve Herpoel**

1. Maintenance and final cleaning

The tenants agree to hold the lodge in perfect condition. At departure the tenant will clean the lodge according to standard: - clean the bins, doing the dishes

 - cleaning the lodge,

 - cleaning all sanitary,

 - emptying and cleaning of fridge and freezer,

 - clean the oven, oven plate and microwave,

 - gather used linen.

If cleaning has not been fulfilled properly a cost of 30 EUR will be submitted to the tenant.

1. Animals/ max. allowed persons/no smoking/security

Animals are not allowed.

The max allowed persons cannot be exceeded. The accommodation nb. 1 is for max. 5 persons; the second accommodation for max. 4 persons.

Take any precaution to avoid accidents, fire and theft!

1. Sublet : Sublet is not allowed.
2. Responsibilities

Any discomfort under drought, heat, cold, flooding, water shortage, power outage, storm, external influences and occasional accidents are not covered by the owner.

1. Final conditions

All disputes relating to this agreement shall be settled exclusively by the courts in Kortrijk. These general conditions make a whole with the rental agreement. Invalidity of one of the conditions of this agreement doesn’t mean the nullity of other conditions or of the total rental agreement.