HOMER

LUXURY VILLAS

HOME RENTAL CONTRACT WITH
Homer Luxury Villas, Kefalonia, Greece

(1) Your Holiday Contract

When you make a booking, you guarantee that you have the authority to accept and do accept on behalf of your party the terms of these booking conditions. This contract will enter force as soon as the advance payment was made.

After you have completed the booking form and paid your deposit, you will receive a Booking Confirmation.

This contract is made on the terms of these booking conditions which are governed by **EU Law**, and both parties agree to submit to the jurisdiction of the **Greek Courts**. We are not responsible for flights, car hire, and airport transfers. The Lead passenger must be **18 years or over** and occupy the accommodation throughout the party's rental period.

We act as a **principal accommodation provider**. Our obligations to you may vary depending upon which arrangements you book with us, and we have tried to set them out below as clearly as possible.

We will be acting as principal in all bookings made for **Homer Luxury Villas, Kefalonia, Greece**.

- Pets and Smoking are **not permitted** inside any of our accommodations. Should evidence of pets or smoking be found during your stay or on departure, a charge of **500 €** will be made for extra cleaning. Indoor smoke detectors will go on if smoke will be detected inside the premise.
- Smoking is allowed outside. Please use ashtrays and make sure cigarettes are not left unsupervised.
- We will ensure the villa and pool are cleaned prior to your arrival.
- Cleaning of the premises (villa / pool) is done every 3 days. Pool cleaning is done Monday, Wednesday and Friday. Garden services are done every Thursday. The staff is instructed not to disturb the guests.
- Please always lock the villa when you leave and ensure windows/doors are not left open.

HOMER

LUXURY VILLAS

Check-in is after 15:00 and you are required to vacate the property by 11:00 on the day of departure.

(2) Insurance

It is advisable to have **comprehensive travel insurance policy** as soon as your booking is confirmed. This insurance should, at a minimum, protect you against **cancellation, curtailment, medical expenses, loss/theft of possessions and documents, personal liability, and airline failure**.

(3) Your Holiday Price

When you make your booking, you must pay a **30% deposit (non-refundable)**. The balance of the price of your travel arrangements can be paid **one week before your arrival date via bank wire or cash at the property.** Balance reminders will be sent to the email address you gave at the time of booking (please check your junk/spam folders), however, it is your responsibility to pay on time. If the deposit and/or balance is not paid in time, your holiday and travel arrangements may be canceled.

Final Inspection and Potential Charges

We do **not require a security deposit**; however, a **final inspection** will be conducted at the end of your stay. If any damages are identified, or if the villa requires **extra cleaning** beyond standard expectations, a **minimum fee of 250 euros** will be invoiced to cover these costs. This includes any loss or damage caused to or in the property during your stay. We kindly ask you to inform us as soon as possible if anything is broken or damaged.

There must be at least one **adult (18 or over) attending** the holiday.

(4) Passport Requirement

To comply with **Greek and EU regulations**, all guests are required to provide valid passport details before arrival. These details must be submitted during the booking process or no later than **two weeks before check-in**.

HOMER

LUXURY VILLAS

This requirement ensures compliance with local laws and security regulations. Failure to provide the required passport information may result in cancellation of your booking without refund.

(5) Occupancy Levels

Please note that your **holiday contract is valid for the passengers listed here** The villa is **only available** for use by the people listed. Exceeding the standard number of occupants using the villa for any period of time without written agreement from **Homer Luxury Villas, Kefalonia, Greece** will result in an **over-occupancy fee of up to 1000 euro**.

You will be required to provide **passport details** for all individuals traveling to comply with overseas local laws and regulations.

(6) Check-in & Check-out

- **Check-in: 15:00**.
- **Check-out: 11:00**.
- If the villa is not left in an acceptable state, an **extra cleaning charge of 250 euros** will be applied.

(7) Changes or Cancellations

The 30% deposit is non-refundable under any circumstances. If you wish to make changes to your travel arrangements after receiving the confirmation invoice, we will do our best to accommodate your request, but changes are subject to availability and cannot be guaranteed. Any request for modifications must be submitted in writing by the person who made the booking.

Cancellations by Us

In the unlikely event that we must cancel your booking due to unforeseen circumstances, you will be notified as soon as possible, and a **full refund of any payments made** will be issued. We will not be liable for any additional expenses you may have incurred, such as flights, car hire, or transfers. If possible, we may also offer an alternative date or accommodation of similar standard at your discretion.

(8) Warning Violation Notice / Eviction Notice

HOMER

LUXURY VILLAS

You must remember that you are responsible for your actions or those of any individual within your party, and the effect any such actions may have on others. If we or another person in authority believe that your actions could:

- Upset, annoy, or disturb neighbors, suppliers, or our employees.
- Threaten or endanger any person.
- Cause damage to property.

We **will terminate your contract**. If this happens, you and your party will be prevented from using your booked accommodation, and **no refund will be provided**.

We hold you and the members of your travelling party **jointly and individually liable** for any damage to the accommodation, furniture, or other materials, together with any legal costs incurred in pursuing a claim.

If eviction occurs, **Homer Luxury Villas, Kefalonia, Greece** has no responsibility or liability for costs incurred due to relocation, car hire, transfers, or flight amendments.

Homer Luxury Villas, Kefalonia, Greece