

Booking Conditions

South Farm Holiday Cottages and Fishery

1. Your telephoned reservation will be held for 3 working days to allow time for receipt of your completed booking form & deposit of 25%.
2. Your booking will be acknowledged by a written confirmation and the balance of the cost of your holiday is due to be paid six clear weeks before commencement date. Non-payment by due date will be treated as a cancellation and we reserve the right to re-let the cottage. Deposit will be forfeited.
3. If you have to cancel, please advise us immediately. All deposits are non-refundable and the insurance will cover most cancellations. We do strongly recommend that you take out Holiday Insurance against cancellation. Insurance forms are enclosed: please complete and send direct to the Insurance Co.
4. Cottages are let for the numbers specified on the booking form and in the event of changes, or numbers increasing before arrival, these alterations must be made known to the owners.
5. In the unlikely event of your cottage being unavailable for reasons beyond the Owner's control, every effort will be made to provide an alternative cottage within the Farm or a complete refund will be given. No further liability will be accepted.
6. Dog owners are reminded of their responsibilities regarding proper control and hygiene. Dogs must not be allowed on furniture or be left unattended. Please do not let them foul garden areas.
7. Friends and day visitors are welcome but they must be agreed in advance and a fee will be charged for their use of facilities.
8. The owners reserve the right to access to the cottage at all reasonable times.
9. Cottages will be available with keys in the door from 3.00pm on the first day of your holiday. Earlier access to the cottages is only permitted by prior arrangement. Departure must be by 10.00am on the last day of the holiday so the cottages may be prepared.
10. The owners will not be liable to any person staying at South Farm or any person visiting the farm cottages for any personal injury. Fatal or non-fatal, neither shall the owners be liable for any injury, loss or damage to any property including motor vehicles, personal effects or luggage however caused or sustained. Nothing in this disclaimer shall limit the common law rights of individuals.
11. Children must be supervised at all times and particular warnings observed.
12. We reserve the right to charge for breakages, damage and additional cleaning.
13. We will require a **cash** deposit on arrival of £75 per cottage and £200 for the Farm house, this will be returned via the post to you after your departure, at the sole discretion of Debbie and Gary Spencer the resident manager to determine the correct level of deduction for the items listed in '12'.
14. All information and statements are made in good faith and we cannot guarantee or be responsible for it's accuracy. All information is correct at time of going to press.