

“bathers@belongil”

UNIT 1/41 CHILDE STREET
BELONGIL, N.S.W. 2484

Contact:

Michael Haag Mob: 0418 417 477
email: **bathers.belongil@bigpond.com**

TENANCY AGREEMENT

This agreement is made on theday of.....20.....

BETWEEN: Michael Haag as the Owner/Landlord
P.O. Box 8939 G.C.M.C., Bundall Qld 9726. Australia.

AND: Please nominate all Tenants: Maximum Four persons. - no pets allowed

- 1.....
- 2.....
- 3.....
- 4.....

Include Contact Telephone Numbers of Tenants.

- (a) The Owner/landlord operates the “bathers@belongil” at 1/41 Childe Street, Byron Bay.
- (b) The Tenant wants to rent “bathers@belongil” at 1/41 Childe Street, Byron Bay. N.S.W.
- (c) The parties agree to lease “bathers@belongil” at 1/41 Childe Street, Byron Bay on the following Terms & Conditions;

1.0 Term (minimum of three (3) nights)

1.1. Cost \$.....

1.2. Arrival Date:Departure Date.....

1.3 No of persons staying.....

1.4 Linen to be provided: Yes ... or No... (tick appropriate box)

NOTE: Linen (sheets, doona covers, pillow cases will be provided for and includes towels and tea towels)

If not required, please advise and adjustment will be made according to require

The rental for the term shall be paid;

1. 50% of total rental on acceptance of booking and on signing this agreement
2. 50% of total rental within fourteen (14) days prior to taking up occupation (including linen if applicable)
3. The rental shall be paid by cash or direct debit. Booking made by cheque will only be accepted once the cheque has been cleared.

NOTE:

A security deposit will be debited to your Credit Card and will only be utilized in the case of damage, excessive cleaning, disposal of excess rubbish or for Items that may be taken from the premises without authorization.- (see “Terms and Conditions”)

Credit Card Details (for security deposit only)

Name: Type of Card:
(not including Amex or Diners)

Credit Card No: Exp. Date:

Note: Credit Cards will only be processed in the event that damage etc. has been caused.

THE TENANT UNDERSTANDS AND AGREES TO THE FOLLOWING TERMS AND CONDITIONS OF LETTING THE PROPERTY

1. The premises are fully furnished including the supply of linen and towels (If Linen is not required, please advise at the time of booking)
2. A deposit of Fifty Percent (50%) of the total rent due is required to confirm booking. A damage deposit of \$1000.00 is to be authorized by Credit Card Authority.
3. Final payment is to be paid in full a minimum of fourteen (14) days prior to occupancy.
4. CHECK IN is after 2.00pm and CHECK OUT is before 10.00am (to allow for cleaning)
5. The deposit is accepted on the basis of the current rental and conditions for the premises and is subject to any increase or conditions as may be notified by the owner or agent prior to the commencement of letting. Every reasonable endeavor will be made to offer alternate accommodation should this occur.
6. NO animals or Pets are allowed.
7. Parties or group gatherings outside of the nominated tenants (four persons) will not be allowed without prior permission. This Villa is within a residential precinct and has permanent residents who must be considered at all times.
8. **A curfew on music and loud noise is imposed after 10.00pm.** The police in Byron Bay allow NO tolerance for loud music or unruly behavior. Any complaints could result in immediate eviction from the Villa.
9. The Holiday Letting Organization (HLO) of Byron enforce the curfew of loud noise and if the tenant does not heed any warnings by neighbours or the like, and the (HLO) is called out then a charge out fee of \$100.00 will apply for which the Tenant will be held responsible for.
10. If the Tenant has a problem with a Loud Music from a neighbouring property, the HLO’s hotline is 02 6626 6888
11. In the case of a telephone, web or postal booking, the Landlord (owner) and the Tenant acknowledge that any description of the premises is made in good faith and accept no responsibility for any mis-description or misrepresentation that may be incorrectly interpreted by the Tenant after the Booking has been made.
12. Breakages, damage, loss of keys, extra cleaning costs, or excess rubbish removal costs are to be replaced and/or paid for by the Tenant out of monies held over from the Credit Card Bond authorized hereon. The Tenant authorizes the Landlord (Owner) or agent to process and

