

## TERMS AND CONDITIONS

**Upon submitting your booking, you will receive a Rental Agreement that must be signed and returned within 72 hours. Your dates will be held during this time. No payment will be collected until the Rental Agreement is returned and the booking is confirmed.**

**Arrival/Departure:** Check-in is at 4:00 pm at you should receive an email two days before your booking that contains your arrival information. Check-out no later than 10:00 am and return key. Check-outs after 10:00 am will be charged.

**Trust and Safety Waiver:** As part of our effort to help you relax and enjoy your stay, we have partnered with Safely.com to provide you with the below protection. The cost of this protection has been included in the overall booking and covers you for accidental damages during your stay. The Safely Stay, Inc. Trust and Safety Waiver includes up to \$1,500 of accidental coverage for property and contents damage and up to \$100,000 coverage for bodily injury. Complete terms regarding the Trust and Safety coverage can be found at [safely.com/sunapeevacationrentals](http://safely.com/sunapeevacationrentals). The Trust and Safety Waiver is refundable only if the reservation is canceled in writing at least twenty-four (24) hours prior to the arrival date.

**Guest Verification:** I give permission to SafelyStay, Inc., to verify my identity, and check criminal databases. Complete terms regarding Safety's guest verification can be found at [www.safely.com/terms](http://www.safely.com/terms). Please contact Safely at [Concierge@Safely.com](mailto:Concierge@Safely.com), or go to [www.Safely.com](http://www.Safely.com), if you have any questions. \*Background checks are not required for reservations to be confirmed. The Management Company Reserves the right to run background checks at its discretion, in order to protect the premises/property.

**Initial Deposit:** An initial deposit in an amount equal to 50% of the grand total shall be due at the time of booking and execution of the Rental Agreement. Guest shall also provide the agent with a valid credit card number and information, from which the initial deposit may or may not be charged at Guest's option, but which shall be used to hold the property, and which may be charged for any other fees incurred hereunder, including, without limitation, the final deposit.

**Final Deposit:** A final deposit in an amount equal to the remaining balance of the total fees ("Final Deposit"), shall be due no later than 60 days prior to the check-in date ("Final Deposit Due Date"). **THE FINAL DEPOSIT IS NON-REFUNDABLE.** Guest hereby authorizes Agent to charge the guest's credit card for the final deposit if not paid by the Final Deposit Due Date. If the effective date is less than 60 days from the check-in date, the Final Deposit shall be due with the Initial Deposit. Agent reserves the right to terminate this rental agreement and retain all deposits in the event that the Agent has not received the Final Deposit by the Final Deposit Due Date.

**Cancellation Policy:** Guests who cancel at least 60 days before check-in shall get back 100% of the amount they've paid. No refunds shall be given to Guests who cancel within 60 days of the check-in date.

**Maximum Occupancy:** The maximum number of guests varies per property. If more people stay at the house than permitted, then such is a violation of the Rental Agreement and constitutes grounds for immediate termination and eviction.

**Linens & Towels:** Linens and towels are NOT provided. Guest may supply their own linens and towels. Or guest can email [Sunapeevacationrentals@gmail.com](mailto:Sunapeevacationrentals@gmail.com) and ask for rental linens and towels.