



# SHORT TERM HOLIDAY LEASE FOR PAMELA'S BEACH HOUSE & STUDIO, JERVIS BAY

**PLEASE COMPLETE AND RETURN BY FAX (02) 9412-2445, POST OR EMAIL.**

**1. Property**

103 Frederick Street, Vincentia, NSW,  
Australia

This booking is for the (please tick one)

- House  
 Studio  
 House & Studio

**2. Your Details**

Full Name: \_\_\_\_\_

Home Address: \_\_\_\_\_

Phone:(Home) \_\_\_\_\_

(Mobile) \_\_\_\_\_

Email Address: \_\_\_\_\_

**3. Dates, Tariff and Linen**

Booking Dates – In: \_\_\_\_\_ Out: \_\_\_\_\_

Total Nights Booked: \_\_\_\_\_ No. of Adults: \_\_\_\_\_ No. of Children: \_\_\_\_\_

Rent Amount: \_\_\_\_\_ Payment Method:  EFT  Credit Card (PayPal)  Cheque

Linen/towel @ \$14.00/person: **Yes / No** No. of guests requiring linen: \_\_\_\_\_

Bank details for refund of \$150 bond (**house only**) after house inspection:

Account Name: \_\_\_\_\_

BSB: \_\_\_\_\_ Account #: \_\_\_\_\_

**4. Payment**

A 50% deposit is required within 48 hours of booking to secure the dates requested. This may be paid by EFT, credit card (PayPal) or cheque by post. The final balance is due no less than 7 days prior to occupancy.

**Payment by EFT**

Account Name: P.J. Cunneen  
BSB: 037144  
Account #: 993661  
Bank: Westpac

**Payment by Cheque**

Made out to **P.J. Cunneen** in AU\$ and post to:  
52B Beaconsfield Road  
Chatswood NSW 2067  
Australia

**Payment by Credit Card via PayPal:**

Visa or Mastercard ONLY  
Please advise us and a PayPal invoice will be issued.  
Note that this incurs a 3% surcharge (3.6% on international transactions).

**Please sign:** I agree to the Terms & Conditions (outlined overleaf) for the duration of my stay:

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

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## 5. Terms and Conditions of Holiday Letting

*Please read the following information as it is designed to ensure that your holiday runs smoothly.*

### Key Location

On payment of balance you will be advised of the pickup location of the keys. The location of the keys will be advised by the owner. **Arrival time is anytime after 2:00pm** (unless advised by the owner).

On the day of departure, the **property must be vacated by 10:00am sharp** (unless otherwise advised by the owner), as cleaners commence work at this time. Keys are to be returned to the same location from which they were picked up.

### Description

The owners will describe the premises and its position to the best of their ability and in good faith. No responsibility, refund or relocation for alleged misinterpretation can be accepted. Location maps can be found at our website at [www.pamelas.com.au](http://www.pamelas.com.au) and it is suggested you print out these pages prior to setting off.

### Linen

Tenants are to supply linen (sheets, pillowcases, towels and tea towels). Please note that linen can be supplied at a cost of \$14/person but must be arranged prior to your arrival.

### Garbage

Garbage bins must be left out on Thursday nights for collection on Friday morning. Please ensure they are left in the designated area on Thursday evening and on vacating the property. All rubbish must be placed in the correct bin, ie. rubbish in red bin and all recyclable items in yellow bin.

### Occupancy Rules

All tenants are required to respect the property and its furnishings. **Strictly no smoking on the premises (inside or on surrounding grounds), and under no circumstances are pets permitted on the premises.**

Please make sure the barbecue and its utensils are cleaned. When vacating the premises it is expected that you leave the house in a clean and tidy condition. If the cleaner is required to do more than a standard clean then additional cleaning time will be deducted from your bond.

No more than 12 people are to be accommodated in the House, and 2 people in the Studio. If it is ascertained that more than the number of people permitted are being accommodated in the house you will be required to vacate the premises.

Tenants are to be considerate of the fact that Pamela's Beach House and Studio are located in a residential area, and keep noise to an acceptable level.

### Property Inspections

Breakages, damage and losses are to be reported and paid for. If cleaners report any losses from, or breakage or damage to the property, its fixtures and fittings, the cost will be deducted from the bond or, if warranted, a letter of demand will be issued to the outgoing tenant.

### Cancellations

Cancellations up to 4 weeks prior to commencement of the letting will receive a full refund less 10%. If the cancellation occurs within 4 weeks of letting then 50% of the tariff will not be however, the tenant will have 6 months to use this credit on another booking at Pamela's Beach House or Studio.

### Security Bond

The bond can be paid by cheque, EFT or by credit card via PayPal (incurs a 3% surcharge). The bond will be refunded in full within 7 to 10 days providing the premises are left in good order. A full cleaner's report is given at the end of each tenancy. Under no circumstances can the bond be refunded upon departure.

**Please complete Page 1 of this Lease Agreement and return by fax (02) 9412-2445, email to [stay@pamelas.com.au](mailto:stay@pamelas.com.au) or post to:**

Pamela Cunneen  
52B Beaconsfield Road  
Chatswood NSW 2067

WE RECOMMEND THAT YOU COPY THIS LEASE FOR YOUR RECORDS.