

TERMS & CONDITIONS OF YOUR STAY AT ABODEBENDIGO

- **The person making the booking must be responsible and respect our properties. Doors must be locked when you leave the premises and the key must be left inside upon vacating.**
- **We have a NO party policy**
- **Guests must respect the neighbourhood and keep noise at an acceptable level.**
- **There is to be no smoking inside.**
- **Additional costs WILL be incurred if the townhouse is left in a untidy manner or there has been inappropriate damage. A tidy manner means a ‘similar appearance’ to how the property was presented. Routine cleaning does not allow for cleaning of the oven and a multitude of dishes. If you wish to have extra cleaning this can be arranged and will incur an added fee.**
- **Please report any breakages or damage. It is at the owner’s discretion as to whether or not breakages will need to be paid for.**
- **Fees will apply for any items lost or removed from the premises.**
- **The number of guests staying and bedding required is to be the same at the time of the stay as was decided at the time of booking or additional fees will apply. This is because linen and cleaning is ordered at the time of bookings and is part of the fee. Rates are based on twin share, not per townhouse.**
- **A credit card imprint/number is required upon the beginning of a stay and can be debited for any of the reasons listed.**
- **The person making the booking must be responsible for any additional costs incurred by their accompanying guests.**
- **Servicing varies per stay but on average is weekly. If you would like this to be altered please discuss this at the time of booking.**
- **Regardless of a guests length of stay there is no tenancy or other rights created under any Landlord or Tenant laws and there are no such laws that apply to your stay.**
- **No responsibility is taken for the tenants personal property that is left on the premises however if we find items we will try to contact you so that the items can be returned.**
-
- **Check-in time is at 2pm and check-out is at 11am. Please respect this as other guests may be waiting to check-in and cleaning needs to be done. If you require a different time for check -out this can be discussed and we will accommodate our guests as best we can.**
- **Abode Bendigo does not charge a fee for cancellations made prior to 21 days from check in time. Any cancellations within 21 days of proposed check-in time will incur a 50 % cancellation fee unless the accommodation is rebooked. No refund is available for cancellations within 24 hours of proposed check-in time or if a stay is shortened after arrival unless the accommodation is rebooked. Depending upon the situation the owner and guest can negotiate these terms.**
-

We apologise for having to formalise these terms and conditions and while the majority of our guests are great and have repeat bookings, we have unfortunately had some guests who have failed to respect our properties and have made some poor judgements. We pride ourselves on providing a boutique accommodation that gives our guests a very comfortable and unique stay. We hope that the terms and conditions will help us maintain this for all of our clients.

**Regards,
Tyrone**