

TERMS AND CONDITIONS

1. RENTAL PERIOD

Check-in after 4:00 PM

Check-out before 11:00 AM

In general, the lease is from Saturday to the next Saturday.
However, this can vary and in such case, an individual agreement is referred to.

The key is given out at the destination by Kjell Arvid Nyhus.

2. THE HOUSE

The house and its ground can only be vacated by the number of adults and children between 2 and 11 years old specified in the lease. Children under 2 years of age does not count in the total number because the tenant must bring a crib and linen for the baby/ies themselves.

If the house is vacated by more people than stated in the lease, the owner has the right to expel the exceeding persons without notice.

It is not allowed to put up a tent, caravans etc on - , or in close proximity to the property.
If so, it will be requested removed immediately.

No pets are allowed. All houses are non-smoking.

The beds are normal sized.

3. PRICES

The prices are in Norwegian kroner (NOK) per week. The price includes rental of the house and the house property. Supplementary equipment provided in the house can be used free of charge by the tenants.

Unless specified otherwise, the lease includes electricity and cleaning on departure.

If payments are made in a different currency than NOK, and the currency rate changes more than 5%, the owner is entitled to alter the price. Notice will immediately be given to the tenant, who is then free to cancel the agreement. In this case, none of the parties can put a claim towards another. In case of substantial currency changes prior to confirmation of agreement, the owner must inform the tenant immediately.

The price given is based on a weeks stay. Later arrivals or early departures will not give any deduction in price, unless agreed in advance.

4. PAYMENT

When the order is placed 60 days before arrival or earlier, the following conditions applies:

1. payment, 30 % of total amount, expires 10 days after booking is confirmed. This is the deposit.
2. payment, 70 % of total amount, expires 30 days before arrival.

When the order is placed less than 60 days before arrival, 50 % of the total amount is due 10 days after booking is confirmed, and the last 50 % is due a week before arrival.

If these terms are not abided by, the owner can cancel the lease without notice.

5. CANCELLATION

All cancellations and changes must be given in writing to be valid.

If cancellations are given earlier than 8 weeks before arrival, the deposit will be fully refunded.
If cancellations are given later than 8 weeks before arrival the deposit will not be refunded.

6. THE GUEST MUST BRING

Baby crib for children between 0-2 years.

7. DAMAGES TO THE PROPERTY

The tenant must treat the house, its property, inventory and outdoor furniture with care. The house must be left in the same condition as it was rented. The tenant is responsible for any damages to the house and its property which occur during the stay, either caused by the tenant or guests of the tenant. Damages must immediately be reported to the owner.

The owner will between each rental period, do a check-up on the house and its property for damages and any shortcomings.

8. CLEANING ON DEPARTURE

The tenant is obligated to leave the house and property clean and in the condition it was rented. Cleaning of the house after departure is included in the price. However, the leaser must clean out the refrigerator and empty the house and property for any garbage before leaving the premises.

9. SHORTCOMINGS, COMPLAINTS ETC.

If there are any shortcomings with the house, or something is missing on arrival, the tenant will not be held responsible. Should this occur, the owner must be notified immediately in order to rectify the problems quickly and limit the inconvenience for either party.

10. TECHNICAL INSTALLATIONS

There are many technical installations in the house. These are free of charge to use, and therefore the guests of the house cannot make any claims for any unforeseen and brief distortions, damages or outcomes. This also includes sanitary and piping installations.
In these cases, the owner must be notified immediately.

11. FORCE MAJEURE

In case of force majeure, the international acclaimed rules are referred to.

The owner cannot be held responsible for any insect attack on the house or the property, nor theft etc.

12. MISCELLANEOUS

If a personal agreement is made between the owner and the renter with great aberration from normal terms of use and conditions, these terms and condition do not apply.

The houses are rented out in the order they are reserved.
We reserve us from print and picture error.
We have tried our best to give out information as correctly as possible.