

GENERAL TERMS AND CONDITIONS | VERSION 2026

In these general terms and conditions the following definitions apply:

Park Les Marrons: the company, its owner or representative.

The park: the grounds of Park Les Marrons and all property present on the grounds of Park Les Marrons, including but not limited to the swimming pools, recreational facilities and landscaping.

Tenant: a natural person who rents or wishes to rent accommodation from the offer of Park Les Marrons for a specified period.

Co-tenant: the person who stays in the accommodation together with the (main) Tenant for a specified period.

Consumer: a natural person who rents the accommodation and does not act in the exercise of a profession or business.

Rental Agreement: the agreement entered into by the parties, namely Park Les Marrons and the Tenant, in accordance with Article 217 of Book 6 of the Dutch Civil Code, in which the rights and obligations of the parties are stated and from which no deviation may be made unless agreed in writing. The Rental Agreement is binding.

Third parties: any other legal or natural person other than Park Les Marrons or the Tenant.

Booking: a reservation accepted by Park Les Marrons for accommodation for which the required deposit has been received.

Accommodation: a dwelling on the grounds of Park Les Marrons offered as holiday accommodation for a specified period.

Stay: the actual use of a holiday accommodation.

Website: www.parklesmarrons.com

Applicability of the General Terms and Conditions

These general terms and conditions apply to all offers and quotations from, agreements with, deliveries and services of Park Les Marrons. Deviating provisions, agreements or arrangements only apply if and insofar as they have been confirmed in writing by Park Les Marrons. These general terms and conditions apply exclusively to legal relationships between Park Les Marrons and consumers and not to legal relationships between Park Les Marrons and companies or persons acting in the exercise of their profession or business.

Right of withdrawal

Park Les Marrons informs you that bookings you make are legally final. The right of withdrawal does not apply to services concerning travel agreements as provided by Park Les Marrons.

Prices and rates

All prices stated on the website include VAT but exclude cancellation and travel insurance and any additional costs. Additional costs, including but not limited to cleaning costs and local government charges, are stated separately; see also the website. The prices and rates applicable at any given time are exclusively stated on the Park Les Marrons website.

Payment

Park Les Marrons always has the right to request security for payment both before and after the reservation has been made, suspending the execution of the Rental Agreement until security has been provided; this without prejudice to the right of Park Les Marrons to performance, compensation and/or full or partial cancellation, without judicial intervention and without Park Les Marrons being liable for any compensation.

After placing a reservation, the Tenant receives a confirmation from Park Les Marrons. After receiving this confirmation, **immediate payment of the total amount is due**. Once Park Les Marrons has received this payment, the booking becomes final.

In the case of payment by bank transfer, the payment date is the date the amount is credited to the Park Les Marrons bank account.

If the amounts due are not paid in full, even after a payment reminder, Park Les Marrons has the right to terminate the agreement and charge compensation in accordance with the cancellation clause.

Termination of the agreement means that Park Les Marrons will withdraw the agreement and release the accommodation for reservation by other Tenants. This means Park Les Marrons gives no guarantee that the accommodation will still be available, even in the case of late payment. The Tenant cannot claim that late payment gives the right to the reservation and accepts the risk that the accommodation is no longer available.

Security deposit

The Tenant must pay a security deposit of **€300** for the stay. The deposit must be paid no later than **6 weeks before arrival**.

After the stay, additional costs, including but not limited to service and cleaning costs, and any damage or missing items will be settled with the deposit and the remaining amount will be refunded to the Tenant.

Park Les Marrons aims to refund the remaining deposit within **14 days** after the end of the Rental Agreement.

Rights and obligations of the Tenant at the accommodation

Unless otherwise agreed, the Tenant must report to reception between 16:00 and 19:00 upon arrival. If arriving outside these times, the Tenant must make an appointment with Park Les Marrons.

The Tenant must vacate the accommodation no later than 10:00 on the departure day as stated in the Rental Agreement and website. Park Les Marrons is never responsible for the consequences of late departure. Late departure may result in an extra daily rental charge.

The Tenant must behave as a good tenant and use the accommodation according to reasonable instructions provided by Park Les Marrons. Nuisance caused by alcohol use, group formation, pets and/or other disturbing behaviour will not be tolerated and may lead to early termination of the Rental Agreement.

The Tenant guarantees that booking information is correct and complete. Providing incorrect or incomplete information may lead to cancellation or termination of the agreement.

The Tenant is legally liable for damage caused by themselves or co-tenants. Damage must be reported immediately. Repair or replacement costs must be paid immediately upon first request.

At departure the accommodation must be left in proper condition, meaning broom clean. Items must be returned to their original place. Dishes must be washed and stored properly. Park Les Marrons may carry out a final inspection. Extra cleaning costs may be charged.

Bed linen must be used on beds.

The Tenant may use the park and facilities at their own risk. Parents/guardians are responsible for their group at all times.

Electric car

Charging an electric car in the park is not allowed due to fire risk. Violations may lead to termination of the Rental Agreement.

Number of guests per accommodation

It is not allowed to stay with more persons than the maximum stated on the website. Violation may lead to termination.

Visitors

Day visitors must be agreed in advance and must report to reception. Maximum occupancy must not be exceeded.

Cancellation by the Tenant, changes and replacement

Cancellation

The Tenant may cancel at any time before arrival. The cancellation date is the date received by Park Les Marrons.

Compensation:

- Up to and including the 43rd day before arrival: 30%
- 42 to 29 days before arrival: 60%
- 28 days until arrival: 90%
- Later cancellation or no-show: 100%

Changes

Changes may incur cancellation costs. Park Les Marrons is not obliged to accept changes.

Replacement of persons

The Tenant may request replacement by another person. Both remain jointly liable. Replacement fee: €75.

Product description

Each accommodation is carefully selected and furnished. A deviation of **15%** in stated living area and distances is acceptable. Descriptions and impressions may differ due to changes or seasonal influences.

Complaints

Complaints should preferably be reported immediately so Park Les Marrons can resolve them on site.

Force majeure

If force majeure occurs and the Tenant has only partially used the accommodation, the agreement is considered terminated for the unused period.

Privacy

Park Les Marrons processes personal data in accordance with the **GDPR** and acts as data controller. Data is processed only for execution of the agreement.

Processed data:

- Name and address details of Tenant
- IBAN
- Name and address details of Co-tenants

Data is not shared with third parties. The Dutch Data Protection Authority supervises compliance.