

## **Standard St. Croix Vacation Rentals Terms and Conditions**

- The minimum age to rent is 25
- 7 night minimum stay required
- Mandatory VI Hotel tax is charged for all rentals
- 50% of the rental rate and tax is required to confirm a reservation.
- Full balance due 45 days prior to arrival.

### **1. PAYMENT POLICY:**

50% of the rent is due within 10 days of booking to confirm a reservation. The balance of the rent, 12.5% VI Hotel Tax, and any damage deposits requested are due 45 days prior to arrival. Reservations made within 45 days of arrival are payable in full at the time of booking.

- accepted forms of payment include Visa, MasterCard, PayPal, Zelle, check or cash.
- only one credit card per party.
- no-shows, late arrivals, change in the number of persons, and early departures after arrival are non-refundable. (See Hurricane policy). No refunds will be granted unless there is a problem that cannot be cured within 24 hours, or which causes the Guest extreme and undue discomfort or serious inconvenience. Guests who abandon their villa without authority agree they have no rights to compensation.

### **2. CANCELLATION POLICY:**

St. Croix is a destination with limited flights, usually booked well in advance, and replacing late cancellations is very difficult.

- If more than 60 days before arrival: 80% refund
- 30-60 days before arrival: deposit is forfeited less than
- less than 30 days before arrival: all payment is forfeited.
- If the property can be re-booked for the same rate and time, then 80% of the payment made will be refunded.

### **3. DAMAGE DEPOSITS:**

Villas require a damage deposit of at least \$500. The sum will be refunded within 3 days of departure unless:

- Damage over and above the normal wear and tear is discovered at the villa or its contents upon departure.
- Smoking is not permitted in any of our villas. If guests are found to have smoked inside the vacation home, the full security deposit will be forfeited to cover the costs of cleaning and fumigating the home.
- Keys or gate/electronic remotes are lost.
- Items missing from the villa missing

### **4. LIABILITY:**

Rental owner and managers assume no liability for property loss or damages, nor liability for any personal injury or accidents resulting from the renting of the property.

Guests are responsible for the villa during occupancy. Rental owner is not responsible for personal items left behind after check-out.

### **5. HURRICANE POLICY:**

In the event of a pending hurricane, all guests must vacate the Villa when instructed to do so. Any unused rent and taxes will be refunded. It is the sole responsibility of the guest to secure other lodging or change airline tickets for an early departure.

### **6. AMENITIES:**

Villas are furnished and include sheets and bedding, bath towels, and beach towels. Paper products, and bath and laundry soap are supplied for start-up but must be replenished by guests as needed during your stay.

### **7. NO PETS:**

Pets of any kind are not allowed unless prior arrangements have been made.

### **8. ENTRY INTO VILLA:**

Our staff may enter villa to perform any repairs as necessary. We will coordinate as best as possible with the guest for convenience.

**9. NO PARTIES:**

No house parties or functions such as weddings are allowed.

**10. CHECK IN AND CHECK OUT:**

Check in is 4 pm. Earlier arrivals may be possible, please consult with the villa owner or manager.

Check-out time is 10:00 AM on day of departure unless otherwise agreed with villa owner or manager.

Failure to vacate the villa by check-out time may result in a late check-out charge.