

The purpose of this document is to promote a good understanding between owners and renters, and to protect their respective interests.

Owners:

:: Prerogatives and duties

1. **Accuracy of information published:**
Information published on www.1001holidayhouses.com must be accurate and truthful.
2. **Accurate description of property offered:**
1001holidayhouses requires that properties displayed on its site are described in detail. The aim is to offer accommodations exactly matching the detailed description published so that renters can enjoy relaxing holidays with no hidden defects to ruin them.
3. **Conditions of property for relaxing holidays:**
The property offered for rent must be tidy, clean and in good condition. Appliances, when included, must be in perfect working condition and the atmosphere calm. It's advisable for the owner to be on hand to offer his guests assistance and to ensure a pleasant stay.
4. **Updating of availability calendar on-line:**
In order to optimize users search, the on-line availability calendar has to be constantly updated. This is very important for the reliability and the quality of the service offered. Also your will avoid unnecessary contacts and your property will be positioned in the topmost positions of the Homepage.
5. **Feedback:**
Your assessment about your client will be very useful for other holiday property owners when dealing with the same renter. As a registered user, fill in the feedback form carefully, using your common sense. Our staff will check each comment before it is published. However, we will not publish feedback comments that are vulgar, blasphemous, with racist or obscene contents or inciting hate and discrimination, containing scripts or links of any type, information that could identify a User, including real names, address, telephone number or email address. In case of a negative feedback comment Users can exercise their Right of Reply not later that 10 days after they have been alerted; after this period the publication of their property on the Website will be temporarily suspended. Negative feedback comments will be published only after the reply has been examined, or if no reply is given, after 30 days. In any case, the Right of Reply cannot be exercised after 30 days.
6. **Credits:**
This is very good tool as it gives renters clear and exhaustive information at a glance.
7. **Prices:**
The Owner declares that the prices displayed on www.1001holidayhouses.com are not higher than those appearing on other similar sites.

RENTER:

:: Prerogatives and duties

1. **Reliability of information published:**
Information published on www.1001holidayhouses.com must be truthful.
2. **Limits:**
The enquiries form can only be used to request information on property availability and for no other purpose.
3. **Take care of the rented holiday home as if it were your own:**
Cleanliness, tidiness, proper use of appliances, good relationships with neighbours, etc.
4. **Feedback:**
Your assessment on the property your rented. Your comment will be very useful for other renters when they contact the same owner. As a registered User, fill in the feedback form carefully, using your common sense. Our staff will check each comment before it is published. In any case we will not publish feedback comments that are vulgar, blasphemous, with racist or obscene contents or inciting hate and discrimination, containing scripts or link of any type, information that could identify a User, including the real name, address, telephone number or email address. In case of a negative feedback comment Users can exercise their Right of Reply not later that 10 days after they have been alerted. Negative feedback comments will be published only after the reply has been examined, or if no reply is given, after 30 days. In any case, the Right of Reply cannot be exercised after 30 days.

By using the services supplied by www.1001holidayhouses.com you agree to adhere to the General Terms and Conditions of use set by 1001 s.r.l. (owner of the web site known as www.1001holidayhouses.com), hereafter referred to as 1001 s.r.l.. Owners and Renters will be referred to as User / s.

01. Object

The following are the Terms and Conditions governing the services supplied by 1001s.r.l. on its web site www.1001holidayhouses.com

02. Services

www.1001holidayhouses.com promotes worldwide holiday rentals for cottages, agriturismo, bed and breakfast, boats, houseboats, etc. To this end it offers an OWNER area where property Owners can advertise their holiday properties(cottages, villas, farm houses, farm holidays, B&B, etc), and a RENTER area reserved to holiday makers who can browse the site database site and ask information, for **FREE** on properties and booking procedures.

We remind you that 1001srl is not a travel agency but an intermediary between users.

03. Availability

The web site is available 24/24 and 7/7. Access may be suspended temporarily without notice for technical necessities, updating or maintenance reasons. 1001 s.r.l. will not be liable for such interruptions and/or for consequences or damages deriving to users or third parties from such interruptions.

04. Registration conditions

To use all services offered by 1001 s.r.l. on www.1001holidayhouses.com you have to declare that you have read and accepted the following conditions:

- all information submitted regarding yourself and the accommodation you intend to offer for rent, is correct, updated and complete, as required in the [registration form](#).
- you will regularly update rental data (i.e: accommodation availability and prices). 1001 s.r.l. reserves the right to suspend and/or cancel any registration and to refuse at any moment partial or total access to services if information submitted is incorrect, old or incomplete. 1001s.r.l. also reserves the right to refuse to publish comments and testimonials that are balmephus and/or vulgar, with racist, obscene or sexual contents and that may encourage hate. It also will suspend indefinitely whoever is responsible for such behaviour.

05. Privacy

1001 s.r.l. has a very high consideration and respect for Users privacy and has adopted the privacy rules dictated by the Italian Law nr.196, 30-06-2003 and inherent subsequent modifications.

06. Username e password

As User, you will choose, and guard, the username and password that you need to access site services and to add, update and alter data on your advertisement.

07. Contents

1001 s.r.l. is not responsible for contents, advertisements, texts and pictures displayed by users on its website www.1001holidayhouses.com. Also, 1001 s.r.l. will not accept any responsibility regarding contents submitted by users. Users entering data on www.1001holidayhouses.com declare:

- 1) That they are entitled to use all materials submitted, having acquired all rights concerning their publication and reproduction. And, specifically, that the use of such materials does not damage any third party's owner rights, be they industrial or intellectual.
- 2) Any listing or advertisement not conforming to these Terms and Conditions of Use can be reported to 1001s.r.l. via e-mail to: assistenza-en@1001holidayhouses.com

08. Registered Trademark and Copyright

1001holidayhouses is a registered Trademark and cannot be used or reproduced in any way except by the Company's express written consent.

09. Modifications of Terms and Conditions of Use

1001 s.r.l. reserves the right to change the terms and conditions of use at any time. Such changes will be published on the site and/or Users will be informed by e-mail

10. International Users

In view of the international character of Internet, Users are expected to be aware of the rules and laws applied in their own countries and, furthermore, to accept to conform to the Italian laws regulating the handling of data.

11. Terms of use

User registrations have no expiry date, therefore cancellations have to be requested expressly by e-mail to: assistenza-en@1001holidayhouses.com

12. Legal Jurisdiction

These Terms and Conditions of Use are governed by and shall be interpreted in accordance with the laws of Italy. Any disputes will be ruled by the Italian Court territorially competent for the registered office of 1001 s.r.l.