

ASHBY FARMS Ltd. 2010 Monthly Rentals

Only for Lettings of more than 4 weeks	ROUGHLANDS			FISHERMANS LODGES			SPRING COTTAGES			65 THE STREET		
	One Month	1 to 3 Month	3 to 6 Month	One Month	1 to 3 Month	3 to 6 Month	One Month	1 to 3 Month	3 to 6 Month	One Month	1 to 3 Month	3 to 6 Month
Letting dates between												
04-Jan to 02-Apr 10	675	642	608	675	642	608	584	555	526	584	555	526
02-Apr to 29-Apr 10	749	712	675	749	712	675	648	616	584	648	616	584
29-Apr to 23-Jul 10	832	791	749	832	791	749	719	683	648	719	683	648
23-Jul to 31-Aug 10	923	878	832	923	878	832	798	759	719	798	759	719
31-Aug to 29-Oct 10	831	790	749	831	790	749	718	683	647	718	683	647
29-Oct to 17-Dec 10	748	711	674	748	711	674	647	615	582	647	615	582
17-Dec to 03-Jan 11	830	789	748	830	789	748	718	682	646	718	682	646

A security deposit equal to one month's rental is required to secure your booking. This will be returned to you after your stay, less any deductions for breakages etc.

The rental charges above are a guide. If your stay spans more than one charging period the rate is calculated to reflect the proportion of each period, from this the monthly rental is derived for the length of your expected stay. Should you decide to leave earlier than you originally planned (at least two weeks notice is required) the rate is recalculated to reflect your actual length of stay and any difference is adjusted via in your returned security deposit should there be any further money outstanding it will be invoiced to you. This flexibility is particularly appreciated by people who are between house moves.

There is an extra charge for more than four persons per property (see booking form).

Provisional bookings are accepted by post or telephone. These are only confirmed when we receive the completed booking form together with the security deposit. If the letting is due to commence within four weeks from the date of booking, payment for the first month and the security deposit must be included with the booking form.

Bed Linen

1 underblanket, 1 duvet and 2 pillows are provided free with each bed, there will be a **charge** for cleaning these if they are **dirty** after your stay.

In addition We provide, for an **extra charge** of £15.50 per double bed and £10.50 per single bed. Prices are for each linen change. Each bed set includes 1 sheet, 1 duvet cover, 2 pillow cases, 1 hand towel, 1 bath towel and 1 tea towel.

Arrival and departure times

Monthly Rentals are from 2 p.m. on the arrival date to 10 a.m. on the departure date. Tenants are asked to arrive after 2 p.m. on the day of their arrival and leave before 10 a.m. on the day of their departure.

Arrivals and Departures outside of these times can sometimes be arranged for an extra charge. Late departures will incur an extra charge.

FISHING

For an extra charge fishing is available in 2 private lakes (2 acres each) **all the year round**.

The Lakes contain Bream, Gudgeon, Roach, Rudd, Tench (up to 5 lb.), Common and Mirror Carp (up to 30 lb.), Perch (up to 4 3/4 lb.). For the benefit both of fish and fishermen, we restrict the number of people allowed to fish at any one time. **Seasonal** fishing (between 16th. June to 15th. March) is also available in streams and dykes on our farmland, where there is also some Pike.

ROUGH SHOOTING

Please phone the farm office for further details of rough shooting on our farms, which is available to residents, for an extra charge.

MAINTENANCE & SERVICING

Please note:- We have a full time maintenance staff and should any problems of this nature arise we respond faster than most letting agencies; also at no extra cost a cleaner will visit the property once a week to ensure that the property does not deteriorate.