



APPART MIDI 33 – RENTAL CONDITIONS

1. CONFIRMING YOUR APARTMENT RESERVATION ;

Appart Hotel Midi 33 request your rental payment up front before arrival to confirm and secure your unit.
No binding rental agreement is valid without payment.



2. CANCELLATION POLICY

Please note that any cancellation will entail a cancellation fee;

- i. Cancellation within one week before your arrival date = 100% of your first month's confirmation rental deposit!
- ii. Cancellation within two weeks before your arrival date = 50% of your first month's confirmation rental deposit!
- iii. Cancellation within one month before your arrival date = 25% of your first month's confirmation rental deposit!



3. REGISTRATION

For registration and insurance purposes, all persons lodging and accompanying the lessee must be registered and recorded within the rental agreement. Registration is without exception mandatory and must be done by means of the following documents:

- I. **EU Citizens** - a copy of a valid government-issued ID card.
- II. **Non-EU citizens; valid passport for the duration of the stay.**
+ 90 days rental contracts:
 - a. employment contract.
 - b. Valid inscription if applicable; University / Course /apprenticeship
 - c. Last three payslip / bank statement

Failure to abide by the above-mentioned registration terms confers unto Appart Midi 33 the right to annul the agreement altogether.



4. PAYMENTS

- I. Appart Midi 33 accepts all major credit cards - a secure link will be forwarded to your e-mail to guarantee you a secure online payment.
- II. Bank transfer; PNB Paribas Fortis / IBAN: BE32 0018 4278 6802 / BIC: GEBABEBB
- III. Your following month's rent and any accumulated extras (if applicable) are to be paid no later than the 28th of each month at our Welcome Desk. Failing to do so may result in you been locked out of your unit, with corresponding charges.



5. GUARANTEE & CHARGES

In addition to your first month's rent as guarantee for your apartment, the following three (3) payments must be considered upon checking-in:

5a. GUARANTEE

The guarantee differs according to the length of your stay and your chosen form of payment;

| | Guarantee secured by credit card / bank transfer; | Guarantee secured in cash; |
|-----------------------|--|---------------------------------------|
| One week stay | 150 € | 200 € |
| Two weeks stay | 300 € | 400 € |
| Three weeks > 90 days | 450 € | 600 € |
| 90 days and over | 1 month | 1 month + 10% |

Your deposit will be paid back upon check-out once an Appart Midi 33 representative completes a standard exit inspection and inventory of your unit on your scheduled check-out day. The deposit can be used by Appart Midi 33 in case of non-payment by the occupant of any sums due to Appart Midi 33 for the provision of accommodation and/or any additional services consumed;

- I. Payment for services consumed on-site; e.g breakfast, cleaning service, parking, etc.
- II. Eventual damages caused in apartments or common areas
- III. In the event of theft from Appart Midi 33.

It is understood that the lessee's deposit will be debited accordingly up to the amount of an estimate for possible repairs to damage caused, or replacement of items missing.

5b. LINEN PACK CHARGE

- I. **2 Bedroom apartments;** €28 + VAT for a bi-monthly linen-pack, including, Bed linen, pillowcase, bed sheet, duvet + cover / Bath towels, hand towel and bath mat.
- II. **3 Bedroom apartments;** 36 € + VAT for a bi-monthly linen-pack, including; Bed linen, pillowcase, bed sheet, duvet + cover / Bath towels, hand towel and bath mat).

Please note that your linen-pack includes mandatory cleaning service of your apartment scheduled every two weeks. Additional linen-pack (and cleaning service) may be purchased at your convenience at our Welcome Desk.

5c. EXIT HOUSEKEEPING SERVICE CHARGE

A 36 € + VAT fee for the cost of the final cleaning to be carried out upon check-out at the end of your stay.



6. THE DAY OF YOUR ARRIVAL/ CHECK-IN

Once all terms are met and accomplished, Appart Midi 33 will issue you a key-card (one per tenant) for your apartment. These key-cards are programmed according to the duration of your stay and will automatically expire at 14pm on the last day of your stay.





7. IMPORTANT POLICIES

- I. It is prohibited for unregistered “tenants” to overnight. All additional guests – scheduled or otherwise – must register at our Welcome Desk (please refer to paragraph 3 of this agreement). Failure to comply may result in immediate expulsion without remuneration.
- II. Visitors are welcome. Nevertheless visitors are required to register at our Welcome Desk by submitting a valid government-issued ID document. Our visitors’ schedule is set between the hours of 09h00 and 22h00.
- III. Under normal circumstances, Appart Midi 33 staff may enter your apartment subject to your consent.
- IV. In the event of neighbour complaints, suspicious activities, abnormal amounts of entries and exits or any other dubious behaviour, Appart Midi 33 employees reserve the right to enter your apartment in presence of a witness, immediately at any time, using a secure registered master key.
- V. Our entire entity is considered non-smoking. Out of respect for our fellow residents we ask you to abide by this policy.
- VI. Pets are not permitted on property.



8. INSURANCE

The building and its registered occupants are insured under an Appart Midi 33 insurance policy against fire and associated risks, electrical damage and water damage. The lessee's liability to the owner and third parties is covered for these eventualities. The personal effects of the tenant, however, are not covered within this insurance policy. To insure your personal property against any damage, we advise you to take out separate insurance.



9. CHECK-OUT

Check-out is before 11am on your scheduled departure date. Please be aware that your electronic key-cards issued at check-in are automatically programmed to lock you out.



10. EXTENDING YOUR STAY

The possibility of extending your stay within the same apartment, or within the same category of apartment, is subject to availability, and allocated on a strict first come-first served basis. Please contact our Welcome Desk immediately should you require to extend your stay beyond the scheduled date of departure.

