

Introduction: These terms and conditions apply to the use of the booking website villavinkeveen.com ("Website") and the services offered through this website ("Services") to book a holiday home. By accessing or using the Website or Services, you agree to be bound by these terms and conditions. villavinkeveen.com is part of the company BnB Assistant, registered under number 73846384 at the Chamber of Commerce in Amsterdam, the Netherlands.

1. **Eligibility:** To use the website and services, you must be at least 18 years old and have the legal capacity to form a binding contract. If you are under the age of 18, you may only use the Website and Services with the involvement of a parent or guardian.
2. **Booking Process:** To make a booking you must complete the online booking form on the Website and pay the required deposit or full payment. Your booking will be confirmed upon receipt of the deposit or full payment.
3. **Payment:** Payment can be made by credit card, debit card or any other payment method made available on the website. All prices on the Website are in the specified currency and are subject to change without notice.
4. **Cancellation and Refund:** Cancellation policies vary by holiday home and are displayed on the website at the time of booking. In case of cancellation, a refund will be made in accordance with the cancellation policy of the specific holiday home.
5. **Occupancy and use:** The number of guests occupying the holiday home may not exceed the maximum occupancy stated on the Website and the number of guests stated in the booking confirmation. The tenant is not allowed to rent out the holiday home to third parties. Any misuse of the holiday home or violation of the terms and conditions will result in termination of the booking without refund.
6. **Responsibilities:** You are responsible for your own acts and omissions and are also responsible for the acts and omissions of anyone you invite to participate in or allow access to the vacation rental. This means, for example: (i) you are responsible for leaving the holiday home (and related personal property) in the condition it was in when you arrived, (ii) you are responsible for paying all claim amounts necessary to cover damage caused by you, your fellow traveller(s), your guest(s) or your pet(s), and (iii) you must act with integrity, treat others with respect and at all times comply with applicable laws to live. If you book for an additional guest who is a minor or bring a minor to the vacation rental, you must be legally authorized to act on behalf of the minor and are solely responsible for supervising that minor.
7. **Insurance:** It is highly recommended that you purchase travel insurance to cover unexpected events such as travel cancellation, medical expenses or loss of personal belongings. The Website is not liable for any costs incurred as a result of such events.
8. **Disclaimer of Warranties:** The website and services are provided "as is", without warranty of any kind, either express or implied, including but not limited to the implied warranties of merchantability, fitness for a particular purpose, or non-infringement.
9. **Limitation of Liability:** In no event shall the website or its affiliates be liable for any damages whatsoever, including without limitation direct, indirect, special, punitive, incidental or consequential damages arising out of or in connection with the use of the website or Services.
10. **Indemnification:** You agree to defend, indemnify and hold harmless the Website and its affiliates from and against all claims, liabilities, damages, losses and expenses, including without limitation reasonable attorneys' fees and expenses, arising out of or in any way related to your use of the Website or Services.
11. **Applicable law and jurisdiction:** These terms and conditions are governed by and construed in accordance with the laws of the country in which the holiday home is located. All disputes arising out of or in connection with these terms and conditions are subject to the exclusive jurisdiction of the courts of that country.