



RESERVATION DOCUMENT NO. OF

CASA TRECCI: Detached house with garden surrounded by 1000 meters of garden; it is located 50 m from the sea in the second row with private entrance to the beach. In the garden there are 2 parking spaces with shade cloth, 1 barbecue and shade patio under which a wooden table with chairs and a wooden lounge are housed. The house has 4 bedrooms, 1 bathroom and 1 half bathroom, an outdoor masonry shower. It is equipped with kitchenware for 8 people and all essential appliances: induction cooktop, refrigerator and freezer, electric stove, microwave oven, kettle, Nespresso coffee capsule machine, dishwasher, washing machine, vacuum cleaner, iron with board, and also has a hand sink, as used in Tuscan homes of yesteryear; 2 hairdryers; Smart flat-screen TV, Internet with WIFI.

There are 2 mountain bikes equipped with 1 basket and 1 front seat for children, with 2 helmets for those who like to ride bikes. There are also 2 padlocks to lock them and the bunches of keys for the house, each equipped with the 2 keys for the bike locks.

It is a very easy house to manage, suitable for those who want to spend all their time at the beach or hiking or biking, without having the burden of managing a crowded house. It is suitable for those who like to vacation in complete freedom. In autumn it will be pleasant, for those who want to, to light the fireplace in the living room

(see **Annex A** with description of the house)

THE HOUSE IS RENTED FOR A MINIMUM OF 7 NIGHTS, and 2 sets of keys complete with condominium remote control and sea gate key will be provided.

Tenant
Cell.- mail

Period: from..... to.

Persons: n..... Adults - n..... Children under 14 years of age

Agreed price for the entire period €

Deposit: € as confirmation by

Balance for accommodation: € is to be made no later than 10 days before arrival by bank transfer in the name of:

Trecci Maria Rita, Trecci Carlo Alberto
BANCA DI PIACENZA – AF. DI GROPPARELLO
IT 14 A051 5665 340C C010 0007 925
BIC/Swift BCPCIT2P,

or through Paypal:

by sending the money to casatrecci@gmail.com

by transmitting copy with CRO number via e-mail to CasaTrecci@gmail.com or via whats up to 340-5422761

The deposit of € 150.00 is to be paid on arrival via paypal, so it remains a receipt and will be returned on the departure of the client, subject to reimbursement for damages. It can also be paid on site upon arrival, but it is preferable via paypal for a mutual receipt

Tourist tax € 3.50 per person (from 14 years) per day; up to a maximum of 7 days is to be paid separately. You can pay it by paypal, writing in the description: tourist tax #surname #first name #n. ps from 14 years old -dd 7

Linen provision: are provided, bed linen and bath linen, in quantities equal to the number of people booked. Kitchen linens are not included (tablecloth and dishcloths). Final cleaning included.

- **Time of arrival** at the facility: @ agreed day of arrival 4pm-5pm. Arrival at different times or days must be agreed.

- **Customer departure time:** between 9 a.m. and 10 a.m. @ agreed day of departure. Early or late departures must be arranged.

- **Assistance phone:** 340 5422761

DELIVERY AND RETURN OF KEYS AT CHECK IN AND CHECK OUT should be done in the presence of person authorized by the property. At that time verification of the equipment being delivered will be made and at check out delivery of the equipment being returned- Service phone: 340 5422761 DELIVERY AND RETURN OF KEYS AT CHECK IN AND CHECK OUT must be done in the presence of person authorized by the owner. At that time verification of the equipment being delivered will be made and at check out delivery of the equipment being returned.

REGULATIONS House Trecci

The house rules/conditions and price list are available on the website www.casatrecci.com in the "info" section or in hard copy at the request of the customer and are assumed to be known at the time of booking.

1. The House cannot be occupied by more people (including infants) than stated in the price list and reservation document.
2. The reservation is considered confirmed, upon agreement, with the payment of a deposit of at least 30% of the cost of the stay within 3 days of the request and the signing of these regulations. The customer must make the balance of the House by the agreed date (see paragraph on page 1 deposit)
3. Weekly stays begin on Saturdays between 4 p.m. and 6 p.m. and end by 10 a.m. on the day of departure defined in this contract. Arrivals and departures at times or days other than those specified in the contract are allowed at the discretion of the landlord and must be agreed upon in advance. The staff is available at the times indicated on the reservation document, but agreeing on the time and day; the Manager is available for a call via whats-up at a time and date to be agreed upon.
4. To ensure the serenity and rest of all neighboring residents, the following are not permitted in the homes: using clogs and noisy shoes, dragging furniture and chairs, keeping radio, television and voice volume high. It is requested to observe absolute silence especially during the following rest hours: 2:00-4:00 pm and 11:30-8:00 pm.
5. The property (house, furniture, objects) must be returned tidy and clean, in the good condition in which they were received at the beginning of the stay. The house has an inventory of

the objects included; any observations must be communicated to the Property Manager (Maria Rita Trecci 0039 340 5422761) within 8 hours of receiving the keys and inventory. The deposit of € 150.00, to be paid on the day of arrival at the upon delivery of the keys to the apartment, will be returned at the end of the stay, subject to damage reimbursement. Any departures earlier than the scheduled time may result in the failure to return the deposit at the same time, which will be sent to the client's home only after the landlord has inspected the accommodation. It is recommended that bed and bath linens be used in their own way so that they experience normal wear and tear but do not suffer irreparable damage that could be caused by misuse, such as, for example, drying floors or cleaning shoes.

6. Smoking is not allowed inside the house.

7. Garbage must be collected and sorted. For this purpose, there is a container in the kitchen for wet garbage and one for undifferentiated garbage, and at the bottom of the staircase going down to the basement 3 raccollectors for paper, plastic and glass.

8. Access to the Casa Trecci property area is reserved for clients and therefore the entrance of any guests must be authorized by the Property. The client has the right to use, free of charge, No. 2 parking spaces, only within the property of Casa Trecci. In the small streets of the pine forest it is not possible to leave the car, because they are the property of other people and only they can park. The use of other equipment made available to guests (mountain bikes with helmets, and rowing skate) are under the direct care and responsibility of the user. The property reserves the right to change the rules of use at any time.

9. Pets are allowed as long as the garden is kept clean and they are accustomed to being respectful of the environment in which they live, under penalty of paying € 100.00 sanitation at the end of the stay and any damage. Grilling is permitted only in the specially equipped barbecue area, and with use of charcoal, no open flame.

..... declares that he/she has read what is stated in this 2-page reservation document and accepts the conditions described in points #1 to #11

10. Date WAIVER.

The client's cancellation of the stay must be communicated to the lessor in writing (e-mail or mail).

In case of cancellation of the reservation received up to 15 days before the start of the stay, the deposit can be fully reused for a stay at Casa Trecci in another period of the season or the following season 2024, on a date not in high season.

In the event of the client's withdrawal from the rental agreement from the 15th day prior to the start date of the stay, the landlord shall retain the deposit as compensation unless he/she succeeds in renting the period to others.

In case of withdrawal of the customer from the day of the beginning of the stay, the full amount of the stay stipulated in this lease agreement will be retained for failure to comply with the contractual regulations that did not allow us to relocate the rented house.

11. If the client fails to comply with the above conditions, the landlord shall have the right to immediately terminate the tourist lease agreement, with each party remaining responsible for fulfilling its obligations.

12. I/We..... declare that I/we have read the contents of this 2-page reservation document and that I/we accept the conditions described in items #1 through #11

The undersigned Signature.....

PRIVACY POLICY (EU Regulation GDPR No. 679/2016 on the protection of individuals with regard to the processing of personal data)

Maria Rita Trecci, will proceed to the processing of personal data provided by the customer for booking and confirmation, in accordance with the legislation on the protection of personal data as indicated on the website www.casatrecci.com

The data controller is Maria Rita Trecci, Via Roma 84 - Gropparello (PC). The customer has the right at any time to obtain the updating, modification, cancellation of the processed data by sending e-mail to casatrecci@gmail.com

The undersigned declares that he/she has read the Privacy Policy that can be consulted on the web page: www.casatrecci.com

Date.....

Signature

CasaTrecci – Giannella

Strada provinciale Giannella 259 – Albinia – Orbetello

Exercise code 053018LTN0378 Grosseto - tourist tax € 1.50 per ps from 14 years of age - for 7 days - to be paid via Paypal to the address casatrecci@gmail.com upon arrival, entering in the reason for payment: tourist tax for n..... persons from 14 years of age - for 7 days - @NAME



N.B.:

Always close shutters, windows and doors before leaving, and remember to check that the keys are not inserted in the lock inside the house, because, as is well known, in such a case it will be necessary to call in special personnel to open them, with intervention remaining the responsibility of the tenant.

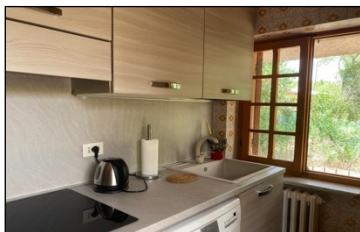
You have at your disposal 2 packages. In each you will find: the remote control of the automatic gate on the street, the key to the iron gate of the house, the key to the front door, and the key to the sea gate. When you are in the house we recommend you keep them on the door outside. When you go to bed, on the inside door so that you can lock it. When you go out, take them with you!



Surrounded by 1000 sq. m. of garden partly with undergrowth, partly with sand being natural environment, with a central part furnished with shaded patio, 1 table for 8, a 4-seater wooden living room, with small table



- living room 2 windows, with table and benches/container of objects, for max 8 ps (a corner bench, 3 chairs and 1 stool, fireplace, small living room with 4 seats and small table, sideboard.



- Kitchenette not habitable, but closable with door, 1 window, and a French window that leads directly to the patio. Kitchenette equipment: refrigerator with freezer compartment, 4-burner induction cooktop, kettle, Nespresso machine with water range and drawer for used pods of 6 coffees; wall

cabinets with dishes, glasses and cups for 8 ps, dishwasher for 8 place settings; wall cabinet with dish rack, wooden ladder, wooden cabinet with plates, trays and salad bowls; microwave oven; 2 floor fans; a cabinet with sliding shutter door, for storing pasta, sugar, salt, oil and more.



Editor's note: under the wall cabinets is a LED position light: placing your finger on it turns the under-shelf light on or off. In contrast, the center light has the switch to the right of the patio door,

Casa Trecci – strada provinciale Giannella 259 – 58015 Albinia, Orbetello (GR) – Responsabile Maria Rita Trecci –

CF TRC MRT 59E63 M082P - TEL 340 5422761. - Cod. di esercizio 053018LTN0378 Grosseto –

WWW.CASATRECCI.COM casatrecci@gmail.com

and the light above the microwave has the switch to the left of the patio door. The door can be locked with a rotating doorstop that is on the floor: you operate it with your toe.



In the second part of the house you find:

- hallway with air conditioner that cools the whole sleeping part, where there is a cupboard credenza for laundry, shoe rack. Here there is also ironing board, 2 hair dryer hairdryer



- 1 utility bath with sink and toilet, washing machine and utility shelving for washing machine, vacuum cleaner, first-aid kit, cabinet with mirrored doors and light above for storing toothpaste and brushes, etc., 1 electric water heater that heats water for all faucets in the house. 1 towel rack. 1 1-sash window.



- LAUDOMIA ROOM- 1 double bedroom with 2-door wardrobe, 1 chair and a luggage rack, divisible double bed and 2 bedside tables with abat-jour. Central ceiling light which can also be switched off from the bed. 1 two-door window.



- 1 bathroom with washbasin, bidet and toilet, 1 shower with floor drain and shower curtains for water containment; wooden étagère for trousse and beauty case, mirror with light and hanging cabinet for toothpaste and toothbrushes, towel rack and bidet towel holder. 1 double-hung window



- MARIA RITA BEDROOM - 1 room with 2 single beds, 1 closet with 2 doors, 2 chairs and a vintage wood and formica desk with a seat, typical of the 1960s. 1 two-door window.



- LUCIA ROOM - 1 room with a bunk bed, a 7-drawer chest of drawers and a built-in wardrobe with 2 compartments with 2 doors, 2 chairs. 1 two-door window



VERA ROOM - 1 room with a bunk bed, a 7-drawer chest of drawers and built-in closet with availability of 2 compartments with 2 doors, 2 chairs. 1 two-door window



- Outdoor shower with hot water and foot washing shower. We ask that you remove sand from your feet before entering the shower to limit the risk of clogging the drain pipes.



N.N.B.: all shutters have sash locks to keep them from flapping in the wind, and all double-hung windows that it may be nice to keep open to let the air circulate have silicone sash stops that fit between the frame and the sash. they are tied to the sash with a string to keep them from falling off when they are unlatched.



2 Mountain bikes, with helmets, padlocks, 1 shopping basket and 1 child seat



Here are photos of the three paintings by Viterbo painter A. Carrari

Which are on display in the living room of Casa Trecci

