L'AisCal

70 m² *** flat in the heart of Calais

Holiday rental agreement

Booking no. (assigned at booking) - agreement issued on Tue 10 Nov 2026

BETWEEN THE UNDERSIGNED

The owner (landlord)
Nicolas
53 rue du 29 juillet 62100 Calais
contact@appartcalais.fr 0671874124
SIRET : 92216168200013

The guest (tenant)
[Your full name]

THE APARTMENT

Entire 70 m² flat, 2 bedrooms, sleeps up to 6, located: 53 rue du 29 Juillet 62100 Calais.
3-star rated furnished tourist accommodation - Registration no.: 92216168200013
Bed linen and towels provided. Fibre Wi-Fi, fitted kitchen, washer-dryer, dishwasher.

DATES AND OCCUPANTS

From Thu 10 Dec 2026 (from 16:00) to Sat 12 Dec 2026 (by 10:30), i.e. 2 nights.
Occupants: 2 adult(s) and 0 child(ren). The number of occupants may not exceed 6 people.

PRICE AND PAYMENT

Description	Amount
Accommodation: 2 nights (Dec 10, 2026 -> Dec 12, 2026)	140 €
Cleaning fee	20 €
Tourist tax (2 adult(s) × 2 nights × 1,60 €)	6,40 €
TOTAL	**166,40 €**

Amount payable in full by bank transfer, received before the stated deadline; the booking is only confirmed once payment is received.

CANCELLATION

The guest may cancel from their account up to 10 days before arrival, in which case 100% of the amount paid is refunded. After that, no refund is due.

HOUSE RULES

Non-smoking property. No pets allowed. No parties or events. Please respect the neighbours, especially between 22 h and 8 h.
Self check-in from 16:00 with the access code sent by message. Check-out by 10:30.

RENTAL TERMS AND CONDITIONS

L'AisCal - general terms and conditions for holiday rentals

Key points at a glance

Check-infrom 16:00
Check-outbefore 10:30
Cancellation100 % up to 10 days before arrival
Payment100 % before arrival

Non-smoking · no parties · registered guests only · access code sent after payment and completion of check-in formalities.

1Purpose and nature of the rental

These terms govern the rental of accommodation booked directly on appartcalais.fr. Each property is a furnished tourist accommodation (meublé de tourisme) let as a seasonal rental (Article L324-1-1 of the French Tourism Code): a temporary s transient guests who do not take up residence there. The rental is not governed by the French Act of 6 July 1989 on residen leases.

It is entered into for the dates stated in the contract, and may not exceed 90 consecutive days, and may be neither renewed extended without the landlord's written consent. The property may not be used as a home, main residence or registered add (for mail, administrative formalities or a business).

The contract is concluded between the customer and the landlord of the booked property:

- L'AisCal - Address: 53 rue du 29 Juillet 62100 Calais · Rating: 3-star rated furnished tourist accommodation · Registration number: 92216168200013 · Landlord: Nicolas

2Booking

The booking is made by an adult who provides their exact identity and contact details: this person becomes the tenant respo for the stay. The booking becomes firm once the contract, these terms and the house rules have been accepted electronica full payment has been made. The contract is sent as a PDF by e-mail and remains available in the customer area.

3Prices

Prices are in euros, all charges included : water, electricity, heating, internet and linen. Cleaning (20 €) and the tourist tax ar shown separately before payment. Discounts (length of stay, last minute, promo codes) are calculated automatically. Extras check-in, late check-out) are paid before arrival.

4Payment

- Bank card or PayPal at the time of booking: no bank details are stored by the website.

- Bank transfer if the arrival date is far enough away: the dates are held for 3 days. If the transfer is not received within this p
the booking is cancelled automatically.

If the stay is modified, any additional amount is paid via the payment link sent, before the modification takes effect.

A payment that is rejected, cancelled or wrongfully disputed after arrival makes the full price immediately payable. The landl
take steps to recover it, with interest at the statutory rate from the date of formal notice.

5Check-in formalities and occupants

A few days before arrival, the tenant receives a link to finalise their stay. They state whether they are staying themselves or
designate an adult main occupant. Each person then signs electronically, using a code received by e-mail, an undertaking t
comply with the contract, these terms and the house rules.

Proof of identity may be requested, particularly when the person who made the booking is not staying themselves. It is also
complete the police registration form required for foreign guests and is deleted 30 days after departure.

The access code is only sent after full payment and completion of these formalities. If they are not completed before the che
time despite reminders, access cannot be provided and no refund will be due. The person who made the booking and the m
occupant are jointly and severally liable for payment, any damage and leaving on time.

The property is let for the number of guests stated at the time of booking, within the limit of its capacity. Only registered gues
stay or sleep there. The following are prohibited: subletting, lending or transferring the property (even free of charge), parties
gatherings, and visits from people not part of the stay.

6Cancellation

The tenant may cancel from their customer area up to 10 days before arrival : 100 % of the amount paid is refunded to the p
method used.

After this deadline, in the event of a no-show or early departure, no refund is due.

If the landlord cancels, the tenant is refunded in full.

7Right of withdrawal

In accordance with Article L221-28 12° of the French Consumer Code, the right of withdrawal does not apply to accommoda
services provided on a specific date.

8Check-in, check-out and end of the contract

Self check-in from 16:00, with a personal access code valid only during the stay. Check-out by 10:30 at the latest, unless a l
check-out has been agreed and paid for.

The contract ends automatically at the scheduled check-out time, without any formality or notice. The tenant and everyone p
must by then have left the property with their belongings.

Remaining in the property after this time without the landlord's written consent constitutes occupation without right or title. Th
entails:

- an occupancy indemnity of 150 € per day or part day of delay, together with any costs incurred by the landlord (rehousing
refunding the next guests). This penalty clause may be reduced by the court (Article 1231-5 of the French Civil Code);

- the landlord's right to ask the Prefect for forced eviction (Article 38 of Act No. 2007-290 of 5 March 2007, as amended by A
2026-798 of 18 August 2026), to bring the matter before the court and to file a criminal complaint.

9Use of the premises and serious breaches

The tenant undertakes to occupy the premises peacefully and to comply with the house rules, the maximum capacity and th
neighbours' right to peace and quiet. Smoking is prohibited indoors, including e-cigarettes.

In the event of a serious breach, the landlord will give the tenant formal written notice to put an end to it. Serious breaches in
in particular: unregistered guests, a party, disturbances reported by the neighbours, unlawful use, deliberate damage or sub
If the breach continues or recurs, the contract is terminated. The tenant must then leave the premises within the time stated
refund for the unused part of the stay, and Article 8 applies.

10Inventory of condition and damage

The property is handed over clean and in good condition. Any problem must be reported within 2 hours of arrival, with suppo
photos; failing this, the property is deemed to be in order.

Damage, losses and abnormal soiling are invoiced on the basis of supporting evidence (photos, quotes, invoices), as is any
exceptional restoration work (smell of tobacco, party, etc.).

11Landlord's access and insurance

During the stay, the property is for the tenant's exclusive use. The landlord only enters with the tenant's consent, except in a
emergency: leak, fire risk, alarm, danger.

The tenant must hold third-party liability insurance for their stay (holiday cover or home insurance).

12Complaints, mediation and applicable law

Any complaint should be sent to contact@appartcalais.fr.

If no amicable agreement is reached, a tenant who is a consumer may refer the matter free of charge to the consumer medi

This contract is governed by French law.

Terms and conditions updated on 10/11/2026

DETAILED HOUSE RULES

- Check-in from 16 h 00, check-out before 10 h 30.

- The property is non-smoking (including e-cigarettes).

- No pets allowed.

- No parties or events. Please respect the neighbours' peace and quiet, especially between 22 h and 8 h.

- Maximum capacity: 6 people. No additional person may sleep in the property.

- Please leave the property in a reasonable state: dishes washed and put away, bins emptied.

- Any damage must be reported to the owner.

ACCEPTANCE

PREVIEW - This agreement becomes final once the terms are accepted and payment is made. It will then be emailed to you.