



Contact Tony Howard
Bridge Cottage
Withypool
Exmoor
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Bridge Cottage Withypool



Exmoor



Ideally situated for exploring the beautiful heartland of Exmoor.

This romantic cosy cottage boasts rare and extensive river

frontage in delightful gardens.

The cottage offers both space and character with exposed beams throughout.

Living room with huge inglenook fireplace, an extremely well appointed large farmhouse kitchen, utility room and downstairs W.C., an exquisite sunroom (third bedroom if required) with double patio doors leading directly onto the riverside gardens.



Upstairs are two large bedrooms, one double with antique brass bed and a further well furnished twin. A pretty bath room with W.C. All rooms enjoying views of the river and gardens.

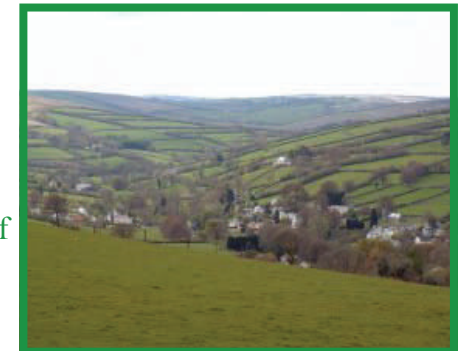
The cottage has off road parking plus a car-port. Oil fired central heating throughout. Decorated and furnished to a high standard.



Bridge Cottage is situated 200 yards from the local village shop and tearooms and 400 yards from the local pub, noted for good ales whilst serving excellent food in both bar & restaurant. Seconds away from as many glorious walks as you can manage, or if you prefer, riding, fishing or guided Exmoor Safaris are all readily available.



All this making your stay in Withypool that little more relaxing. So let yourself be absorbed by the magic and beauty of this cottage and the surrounding countryside of Withypool on Exmoor.



Booking Form

Bridge Cottage

The Village Shop, Withypool, Exmoor, Somerset. TA24 7QP
England

Please make Cheques Payable to: - **Mr A Howard**

Tel: +44 (0) 1643 831279

Fax: +44 (0) 1643 831178

Email: **tony@withypoolexmoor.co.uk**

Booking Enquiry

Please fill in the following form and then return it to us by either fax, post or email, to the above address, or alternatively phone us with the details.

Please read the booking conditions.

Title First Name Surname

House Name Street

Post Town City

County Post Code

Country Telephone

Email

Please enter the dates of your stay:

Arrival: Saturday the Month Year

Departure: Saturday the Month Year

Please enter the number of people in your party:

Adults Children Pets

Please enter any questions or special requests:

Please let us know how you found us

Please check all the information you have entered is correct and then return the form to us.

Thank you and hope to see you soon.

Booking Conditions

- 1. Bookings.** Vacancies offered are subject to being available at the time of receipt of a completed booking form and a deposit of £100 for each week booked. Provisional bookings are held for one week while a deposit and completed booking form are sent as confirmation. A confirmed booking will be acknowledged with a letter or email. Payment can be made by cheque (Made payable to 'Mr A Howard') or bank transfer on request. We do not accept credit cards.
- 2. Balance.** The balance payment is due at least six weeks before your arrival date. Please note that we do not send reminders. We reserve the right to re-let the cottage if full payment is not received by the appropriate date.
- 3. Cancellation by you.** Once a booking is confirmed, it is legally binding. If you have to cancel, please inform us immediately and we will endeavour to re-let the cottage and return your payment. If this is not possible, all monies which have been paid will be forfeited. Consequently, we advise our guest to take out holiday cancellation insurance in case they have to cancel due to unforeseen circumstances.
- 4. Cancellation by us.** Following your booking, in the unlikely event of Bridge Cottage becoming unavailable due to circumstances beyond our control, a complete refund will be paid including the deposit.
- 5. Arrival and Departure.** Our booking week is Saturday to Saturday. In order to prepare Bridge Cottage between bookings, we ask that you arrive after 3pm and depart by 10:30am. Please advise us of your anticipated time of arrival when booking the cottage.
- 6. Cleanliness and Damages.** If it is not relatively clean and tidy when you leave we may charge you for extra cleaning. All breakages or damage must be notified immediately. We reserve the right to charge for any damage/breakages how so ever caused, If so we will send you an invoice which is payable on demand. SMOKING is NOT ALLOWED in the cottage.
- 7. Groups.** We do not usually allow groups under the age of 21. Please contact us if this is the case when making your booking. Children under the age of 16 may not be left unsupervised either in the cottage or in the garden. You are welcome to have guests visit you but they may only stay overnight if the bed spaces are not exceeded and if the person responsible for the booking remains in the cottage. We may ask you to leave if any of your group is causing a disturbance and in these circumstances there will be no refund for holiday days lost.
- 8. Pets.** Well-behaved, fully house trained pets are allowed, subject to a charge of **£15** per stay for each pet. Please bring a basket or bedding and do not allow pets upstairs, in the bedrooms or on the furniture. Pets are not to be left alone in the cottage and must be kept under control when on site. Please clean up after your pet at all times.

9. **Extra Charges.** We do have Wi-Fi available at the cottage, for a weekly charge of £10. Logs and kindling are available to purchase from the Village Shop. We do not charge extra for Gas, Electric, Oil and bed linen. Please bring your own towels as we do not supply them at Bridge Cottage.
10. **Access.** The Owners and Owners' representatives reserve the right to have access to the cottage at all reasonable times, with prior notice wherever possible.
11. **Liability.** Anyone staying at or visiting Bridge Cottage does so entirely at their own risk. We do not accept liability for any damage or loss or for personal injury, unless caused by our own negligence. We reserve the right to change our details from those advertised and to refuse bookings when our details are in error. If Bridge Cottage is not available due to circumstances beyond our control then we will return all your payments. There is adequate parking on site, but if you intend to bring more than one vehicle please let us know in advance. We do not accept any liability for vehicles and or contents left within. If anything is especially important to you then please check before booking.
12. **Acceptance.** Completing a Booking Form and paying the Deposit signifies acceptance of these terms and conditions. Please address all correspondence to:

Mr. Antony Howard. The Village Shop, Withypool, Exmoor, Somerset. TA24 7QP

Telephone: 01643 831279 Email: tony@withypoolexmoor.co.uk