



# Kernyk Cottage Holidays

Situated in one of west Cornwall's most beautiful, unspoiled seaside villages, "Kernyk" cottage is a haven within Perranuthnoe's Churchtown, an area of the village with charming granite cottages and the Church of St Piran.

"Kernyk" blends modernity with tradition; an entirely self-contained, newly furnished two bedroom cottage complete with a garden, a modern kitchen (pictured right) and shower room. Walk through the front door into a cosy living room with television, speaker dock and beamed ceiling; beyond is a bright, modern kitchen and dining area, looking onto the long garden. The kitchen contains a ceramic hob, fridge, oven and sink... suitable for cooking up something delicious if you'd rather stay in. French doors in the kitchen open out fully to a patio area, perfect for sitting out on a summer's evening in the peace and quiet of this lovely Cornish village.

Upstairs contains a modern bathroom featuring a large shower, a generous single bedroom and a double bedroom with custom-built sliding door wardrobes. Kernyk sleeps three people.

Just down the hill from "Kernyk" lies an array of local amenities: the Lynfield farm buildings offer a craft centre and gallery, a hairdressers, and The Cabin by Perranuthnoe beach, another favourite café with indoor and outdoor seating. There are picturesque cliff walks to the left and right of the beach: Cudden Point and Prussia Cove (as seen in the 2004 Judi Dench/Maggie Smith film, *Ladies in Lavender*) lie to the east, and the historic Boat Cove and Maen Du Point to the west with spectacular views of St Michael's Mount and Mount's Bay, Mousehole, Penzance and Newlyn. In the summer, enjoy weekly "summer teas" outside the lovely church rooms – pick from a wonderful spread of sandwiches, cakes, and hot drinks for a small price, in aid of a good cause! And after exerting yourself on the cliff paths, nip into the historic pub, The Victoria Inn, for a drink and a meal from their highly regarded chef.

If you're looking for a holiday that combines relaxing and exploring south west Cornwall then "Kernyk" is the perfect place to stay. The cottage offers the opportunity to get away from it all without forsaking those much needed home comforts.



[Kernyk Prices](#)

[Booking Terms & Conditions](#)



# Kernyk Cottage Holidays

## Kernyk prices 2019

Saturdays	Kernyk
05 Jan	£325
12 Jan	£325
19 Jan	£325
28 Jan	£325
02 Feb	£325
09 Feb	£325
16 Feb	£325
23 Feb	£325
02 Mar	£425
09 Mar	£425
16 Mar	£425
23 Mar	£425
30 Mar	£500
06 Apr	£500
13 Apr	£500
20 Apr	£500
27 Apr	£500
04 May	£500
11 May	£500
18 May	£500
25 May	£500
01 Jun	£500
08 Jun	£500
15 Jun	£500
22 Jun	£500
29 Jun	£500

Saturdays	Kernyk
06 Jul	£600
13 Jul	£600
20 Jul	£675
27 Jul	£675
03 Aug	£675
10 Aug	£675
17 Aug	£675
24 Aug	£675
31 Aug	£675
07 Sep	£575
14 Sep	£575
21 Sep	£575
28 Sep	£575
05 Oct	£450
12 Oct	£450
19 Oct	£450
26 Oct	£450
02 Nov	£325
09 Nov	£325
16 Nov	£325
23 Nov	£325
30 Nov	£325
07 Dec	£325
14 Dec	£325
21 Dec	£325
28 Dec	£325

To check availability, make a booking or for further information please call 01736 601343 or email [tim@balldesignconsultancy.com](mailto:tim@balldesignconsultancy.com)





# Kernyk Cottage Holidays

## Booking Terms & Conditions

**Reservations** – A booking is only confirmed once Kernyk Cottage Holidays have received a deposit – Kernyk Cottage Holidays will then confirm your booking in writing. A provisional reservation will be held for 7 days and if they have not received a deposit within this time the reservation will lapse.

**Deposit** – can be paid by cheque or bank transfer. If a booking is made 6 weeks or more before the holiday starts, a deposit of £50 is payable. The balance is payable not later than 6 weeks before the start date. If your holiday begins less than 6 weeks from the time of booking, the full rent is payable. If the balance payment is not received by the due date, as set out in the confirmation letter, then the guest will lose their booking and the deposit will be forfeited.

**Cancellation** – In the event of cancellation less than 6 weeks before a holiday begins the whole rent is payable unless we succeed in re letting. With more than 6 weeks notice, only the deposit will be forfeited.

**Cancellation Insurance** – It is strongly recommended that you take out cancellation insurance. There is plenty of choice available on the internet.

**Payment options** – Payment can be made by cheque or by bank transfer. Details will be given at time of booking.

**Overseas Bookings** – Overseas guests may pay in sterling by cheque drawn on a UK bank or by international electronic transfer. Any charges for payments from overseas will be passed on to the guest.

**Arrival and Departure** – All holidays start and finish on a Saturday. Tenancies commence at 3pm on the first day and terminate at 10am on the day of departure.

**Smoking** – Kernyk Cottage is non smoking.

**Pets** – Sorry, no pets.

**Linen** – Linen and towels are provided. A change of linen is provided weekly during holidays.

**Beach Towels** – Please bring your own beach towels.

**Electricity** – Electricity is included in the rental.

**Parking** – on road parking, advice given on arrival.

**The Guests' Obligations** – The guest agrees:

- a. To pay for any losses or damage to the property unless the cost can be recovered under any household insurance held by the owners
- b. To take good care of the property and leave it in a clean and tidy condition on departure. Kernyk Cottage Holidays reserve the right to make a charge for extra cleaning if the property is not left in a satisfactory condition. Should Kernyk Cottage Holidays be dissatisfied with the condition of the property, they may refuse to take a booking from that guest again.
- c. To permit the owners reasonable access to the property
- d. Not to part with possession of the property, or share it, except with members of the party listed when booking
- e. Not to exceed the total number of people stipulated in the property description
- f. Not to sell or transfer the booking to another party
- g. Not to cause an annoyance or become a nuisance to occupants of adjoining premises
- h. Not to smoke in a non smoking property
- i. Not to bring a pet to a property.

**Non availability of property** – If for any reason beyond the owners control the property is not available on the date booked (owing, for example, to fire damage) or the property becomes unsuitable for holiday letting, all rent and charges paid in advance by the guest will be refunded.

**Liability** – Kernyk Cottage Holidays will not be liable for any act, neglect or default or any other person not within their employ or otherwise under their control, nor for any accident, damage, loss, injury, expense of inconvenience, whether to person or property, which the guest or any other person may suffer or incur arising out of, or in any way connected with the rental unless Kernyk Cottage Holidays is responsible. In addition, Kernyk Cottage Holidays accept no liability for loss of or damage to the guest's possessions on the owners property or land. Nothing in these

conditions excludes or limits the liability of Kernyk Cottage Holidays for death or personal injury caused by Kernyk Cottage Holidays negligence or for any matter which it would be illegal for Kernyk Cottage Holidays to exclude or attempt to exclude their liability.

**Breach of Contract** – If there is a breach of any of these conditions by the guest or any of their party, Kernyk Cottage Holidays reserve the right to re enter the property and end the holiday and ask the guest and their party to leave. If there is a breach of any of these conditions by Kernyk Cottage Holidays, then the guests have the right to end their holiday and leave.

**Complaints** – All complaints must be notified to Kernyk Cottage Holidays as soon as reasonably practicable, as Kernyk Cottage Holidays may be required to carry out an on the spot investigation followed by remedial action. Guests have a legal obligation to mitigate their loss. If Kernyk Cottage Holidays are denied the opportunity of investigating the complaint within a reasonable time or denied the opportunity to put matters right during the holiday, then the guest will waive all rights.

**Losses or Damages** – You should be aware that you have a legal liability to pay for any damages you may cause to the property during your holiday. The owners have insured the property in respect of the usual risks covered by a building and contents policy and, whilst these policies will vary in detail, the major perils should be covered. However, in certain circumstances, if you should cause any loss or damage by negligence, you could become liable and you would probably not be covered by the personal liability section of your own household policy. Equally, the owner's insurance is unlikely to cover your personal possessions. You would therefore be well advised to check on these points with your insurers and you may find that, providing they are given notice, they will extend your normal cover to include your holiday home.

**Law** – Any dispute will be governed by the non exclusive law and jurisdiction of the English Courts.