

Lakehouse Holidays

Tyddyn Sargent • Tynyngogl • Benllech • Isle of Anglesey • Gwynedd • LL74 8NT • 01248 853024

Ty Teiliwr (Taylor House)

The cottage comprises of the following:

Downstairs

- The **living room** which is open plan with two French windows and views over the gardens, lawns and lake. There is a colour television /DVD / stereo system, books, local maps, recommended walks and guides about the area to help you plan your day.
- A luxurious **kitchen** in beech with microwave, electric oven, electric hob, dishwasher, fridge and freezer.
- A **dining room** situated in the conservatory with large table and matching chairs for 4 people.
- The **master bedroom**, which comprises of en-suite wet room and has been tastefully furnished in a continental style with double bed, decked with cotton and duvets. French windows open out onto a large terraced decked area with wonderful views of the garden and lake.
- A **shower room** has been designed as a wet room with power shower, W.C., washbasin, heated towel rail, shaver point and hairdryer.
- The cottage has **laminated floors** and oil-fired **under floor heating** throughout.

An elegant oak staircase and gallery leads to:

- A **second bedroom** comprising of twin single beds, fitted wardrobe and cupboards with views over the front garden and lake.
- A **study/ bedroom** with a bed settee, glass coffee table and fitted cupboards and views over the front garden and lake.

Outside access is a large ramped decking area. There is also a barbeque and well-sized storage area.



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Cottage booking details and conditions

Cottage	The cottage sleeps up to 4 people comfortably in two separate bedrooms, one with a double bed and one with two single beds, plus a bed-chair in the upstairs study. The cottage is let as a holiday home and is not to be used for any other purpose.
Children:	Children are most welcome
Dogs	A maximum of two dogs are allowed in the cottage. They must be well-behaved and kept off furniture and beds. Dogs are not allowed to be left unattended in the cottage or garden at any time.
Arrival & departure	The weekly let starts from 3 pm Friday on the date of arrival to 10 am Friday on the date of departure.
Utilities:	The cost of all power, heating and lighting is included.
Internet:	For those bringing a laptop there is FREE internet provision.
Linen:	All bed linen and towels are provided free of charge. Bathrobes and slippers are also provided.
Cleaning:	The cottage is cleaned between lets; however, please do leave the cottage as you would wish to find it.
Laundry Room	We now offer all residents washing (charge of £4) and drying (charge of £1 per 20 mins) facility.
Keys & directions:	Directions maybe taken from our website www.lakehouseholidays.com "How to find us". Keys will be made available to you on your arrival.
Deposit:	A security deposit of £100 per booking is required. This will be returned in full providing no damage has been caused during your stay.
Rental & payment	Please call to check availability for early or late season breaks, or for details of the out-of-season weekly or weekday/weekend break rentals for the cottage, which will be payable in full six weeks prior to the commencement of the holiday. Please make cheques payable to K & J Twist.
Cancellation:	In the unfortunate event of cancellation, efforts will be made to find a replacement booking. Only if successful in rebooking the cottage, the deposit and the rental will be refunded.
Insurance:	It is strongly recommended that insurance is taken out to cover not only the possibility of cancellation but also any damage caused or breakages, accidental or otherwise, for which the tenant is responsible.
Free fishing	One person from the party is given free fishing when the booking is for 7 days or more, any other person fishing will be charged on a day ticket rate.



Booking Form

Please complete the form and return to K & J Twist, Lakehouse Holidays, Tyddyn Sargent, Tynygongl, Benllech, Isle of Angelsey, Gwynedd, LL74 8NT.

Name:.....

Address:.....

.....

.....Post Code.....

Telephone: (Day)..... (Evening).....

Mobile.....

Email.....

I wish to book Tŷ Teiliwr at Lakehouse Holidays

Commencing from to

Numbers in group: Adults..... Children..... Cars..... Dogs.....

Remittance Advice

I enclose a cheque for the security deposit of £100 for the booking **made payable to K & J Twist**.

I agree to pay the cottage rental of £ in full six weeks before the start of the holiday booked.

I understand and agree to comply with the Booking conditions.

Signature:..... Date:.....

www.lakehouseholidays

www.angleseyfishery.co.uk

info@lakehouseholidays.com