

Enjoy Home – Terms & Rental Rules

Last Updated: December 25, 2025

These Terms & Rental Rules (“Terms”) apply to bookings and stays with Enjoy Home (“Enjoy Home,” “we,” “our,” or “us”). By making a reservation, checking in, or using our website or services (collectively, the “Services”), you (“Guest,” “you,” or “your”) agree to comply with these Terms.

Important: These Terms summarize key stay rules and conditions (Sections 2–13) derived from our short-term rental agreement. Your booking confirmation/invoice and any signed agreement (if used) control if there is a conflict.

Not legal advice. For California operations, consider attorney review.

2) Term, Check-In, and Check-Out

- Stay Term: Your reservation runs from [Start Date] to [End Date].
- Check-In: 3:00 PM (or later if confirmed in writing).
- Check-Out: 11:00 AM (strict). Late check-out may incur additional fees.

3) Rent, Fees, Utilities, and Deposit

Your total charges may include rent, security deposit, cleaning fees, taxes, and other disclosed fees. Payment timing and method are specified at checkout/booking confirmation.

- Payment Schedule: Reservation deposits and remaining balances must be paid by the due dates listed on your booking confirmation.
- Late Fees: Overdue amounts may be subject to late fees up to the maximum allowed by law.
- Utilities: Utilities may be included up to a stated monthly cap; overages may be charged to the Guest.
- Deposit Deductions: Deposits may be used for damages, missing items, excessive cleaning, utility overages, or unpaid fees.

4) Cancellation Policy

Before Check-In

- If the Guest cancels more than 30 days prior to check-in, the reservation may be canceled unconditionally and Enjoy Home shall refund the full deposit received, less any non-refundable fees disclosed at booking.
- If the reservation is canceled within 30 days prior to check-in, Enjoy Home reserves the right to retain all or part of the paid deposit.

After Check-In / Early Termination

After check-in, if the Guest requests early termination and fails to pay the full rent for the agreed stay or lease term, Enjoy Home shall have the right to retain:

- The booking deposit

- The security deposit (if applicable)
- All rent already paid

No refunds will be issued for unused nights after check-in unless required by applicable law.

5) Use of Property and House Rules

- Residential Use Only: The property is for lodging only. No parties/events unless explicitly approved in writing.
- No Subleasing: You may not sublease, assign, or transfer your reservation.
- Occupancy Limits: Do not exceed the allowed number of occupants. Unapproved extra occupants may result in termination and fees.
- No Illegal Activity: Illegal activity is grounds for immediate termination and possible reporting to authorities.
- No Indoor Smoking: Smoking/vaping/cannabis is prohibited indoors.
- Quiet Enjoyment: Follow community/HOA rules and local laws, including quiet hours.

Smoking Penalty: If smoking triggers alarms, causes smoke odor, or requires remediation, you agree to pay a fee of \$100–500 plus actual remediation costs.

Fire damage may result in additional liability.

6) Condition, Maintenance, and Reporting Issues

- Arrival Inspection: Report missing items, cleanliness issues, or malfunctions within 24 hours of check-in.
- Care of Home: You are responsible for damage beyond normal wear and tear (stains, burns, broken/missing items, excessive trash).
- Access for Repairs: We may need reasonable access for urgent repairs or safety issues.

7) Cleaning Standards and Additional Charges

The cleaning fee covers basic turnover cleaning only. Additional charges may apply for deep cleaning or remediation.

- Carpet/furniture deep cleaning due to stains/spills
- Excessive trash or hazardous waste
- Floor scratch repair due to improper use
- Extra linen/towel replacement
- Pest control required due to improper food storage or cleanliness

Shoes Policy (if applicable): Please remove shoes indoors and use indoor slippers where provided.

8) Security Deposit Return and Check-Out Responsibilities

- **Deposit Returns:** Deposits are typically returned within ~7 business days after check-out, minus lawful deductions.
- **Keys & Access Items:** Return keys, garage remotes, access cards, and parking permits at check-out.
- **Left-Behind Items:** Items left after check-out may be treated as abandoned unless we agree otherwise in writing.

9) Limitation of Liability and Insurance

- **Personal Property:** We are not responsible for loss, theft, or damage to your personal belongings.
- **Injuries:** Liability is limited to the extent permitted by law (excluding gross negligence or willful misconduct where applicable).
- **Insurance:** We recommend travel/accident insurance covering your stay.

10) Force Majeure

If the property becomes unusable due to events outside our reasonable control (e.g., flood, earthquake, government action), refunds for unused nights and deposit handling will be provided as required by law and booking terms.

11) Termination for Breach

We may terminate a stay and require you to vacate if you:

- Owe unpaid fees exceeding \$200 (or another stated threshold)
- Violate occupancy limits
- Sublease or transfer the booking
- Cause major damage or refuse to pay for damages
- Engage in illegal activity
- Create a nuisance that interferes with others

12) Miscellaneous

- **Governing Law:** State of California, County of Orange (unless otherwise required).
- **Entire Agreement:** These Terms plus your booking confirmation/invoice and any signed agreement form the complete agreement.
- **Severability:** If any part is invalid, the remainder remains in effect.
- **Electronic Signatures:** Permitted where allowed by law.

Contact

Questions about these Terms? Contact us:

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