

Agerup — Terms and Conditions

Effective from 25 August 2026 · Private manor estate · Lolland, Denmark

These terms apply to all bookings of Agerup Farm & Manor House (CVR 40755748), hereafter referred to as the **Lessor**.

By paying the deposit invoice, the recipient accepts the following in full. The recipient of the invoice is regarded as the **Lessee** for the agreed period.

The Danish version of these Terms and Conditions is the legally binding version. This English translation is provided for understanding only; in case of any ambiguity or conflict between the two versions, the Danish wording at agerup.farm/legal/vilkaar-og-betingelser-da.pdf prevails.

GENERAL TERMS

Use of the property

1. The **Lessee** has the right to use the rented buildings and common areas (see invoice) for the agreed period. No other events will be held during the same period.
2. Agerup may not be sub-let. Commercial hosting requires separate prior written approval.
3. The maximum number of guests at events in The Barn is **149 persons** at long tables and **128 persons** at round tables.

House rules

4. **Confetti and pyrotechnics** are not permitted — neither indoors nor outdoors. Sparklers are permitted.
5. Smoking is not permitted indoors. Smoking outdoors is permitted on terraces; cigarette butts must be collected and disposed of by the Lessee.
6. **Open fire** (bonfires, torches, outdoor fireworks) requires prior written agreement with Frederik. Candles on tables and inside the buildings are permitted, provided they are properly supervised.
7. **Pets are not permitted.** Service dogs and guide dogs are permitted by prior arrangement.

Music and noise

8. Outdoor music and activities cease by **23:30** at the latest.
9. Indoor music in The Barn on Saturday (the night before Sunday) may continue until **03:00**.
10. Building-specific music and loudspeaker conditions are set out under **Component terms** below.

Liability and damage

11. The Lessee is liable for damage to the property and its furnishings caused during the stay — including by the Lessee's guests and by suppliers engaged by the Lessee.
12. Damage to furnishings or buildings must be reported in writing with photo documentation to book@agerup.farm no later than at departure. Damage is remedied at the Lessee's expense.
- 13.

The Lessor is not liable for the personal belongings of the Lessee, the Lessee's guests, or the Lessee's suppliers during the stay.

14. The Barn was originally constructed for agricultural purposes. Use of and activity in The Barn is at the Lessee's own risk.
15. Use of the property and its facilities is otherwise at the Lessee's own risk.

Personal data and governing law

16. Personal information received in connection with the booking is used to administer the event — including communication before, during, and after the stay, coordination with suppliers, and any subsequent contact regarding recommendations and follow-up. The information is stored in accordance with GDPR.
17. Any dispute concerning this agreement shall be decided under Danish law.

PAYMENT TERMS

INVOICE	AMOUNT	DUE DATE
Deposit invoice	50% of the total booking amount	No later than 8 days after invoice date
Balance invoice	Remaining 50%	No later than 6 months before the event date

In the event of non-payment by the due date, the Lessor reserves the right to release the date without further notice and without refund of any amounts already paid.

CANCELLATION POLICY

All cancellations must be made in writing by email to book@agerup.farm. The cancellation date is the time of receipt of the written notice.

TIME BEFORE EVENT DATE	REFUND
More than 18 months	Full refund
12–18 months	Paid amount refunded less DKK 10,000
6–12 months	Deposit invoice retained
Less than 6 months	No refund

The Lessor may cancel a booking in the event of force majeure (war, natural disaster, official assembly ban, fire, or other circumstances outside the Lessor's control). In the event of cancellation by the Lessor, all amounts paid will be refunded in full.

TERMS FOR USE AND HANDOVER OF THE RENTED PROPERTY

Final indoor cleaning is included, but the property must be handed over tidied and ready for cleaning. Before departure, the Lessee must ensure that the following is in order:

Indoors

- All rooms left tidied — tables, chairs, and furniture returned to their original positions
- Crockery, glassware, and cutlery returned to their place or loaded into the dishwasher, which is started before departure
- Rubbish, food and drink, decorations, gift wrapping, and all other items brought in have been removed

Linen

- All used linen (bedding, towels, tea towels, dishcloths) gathered in linen sacks ready for collection under the main stairs in the basement

Outdoors

- All outdoor areas (terraces, courtyard, garden, etc.) handed over tidied and free of rubbish, cigarette butts, decorations, and ornaments
- Tents, sound and lighting equipment, additional furniture, and similar items must be collected by suppliers no later than the Monday after the event
- Any balloons, signs, and banners taken down and removed

Failure to comply with the above will result in additional cleaning and tidying at the Lessee's expense, in accordance with the rate under "Cleaning".

DAMAGE

Costs for additional cleaning or repair of damage are invoiced directly to the Lessee after the event. There is no security deposit.

WASTE

- All waste is sorted and placed in the correct waste containers
- Empty bottles, packaging, and deposit (pant) items from the event must not be left at the property

Waste containers are available at the property, divided by waste type (residual waste, paper, glass, food, etc.). If the containers are full, excess waste must be removed. Nearest recycling station:

REFA Saksøbing Recycling Station — refa.dk/genbrugsplads/saksoebing Opening hours: Sunday 10:00–16:00 (closed Monday)

Waste left at the property beyond the capacity of the containers is handled by the Lessor and invoiced to the Lessee.

CLEANING

Included in all bookings:

- Final cleaning of all booked buildings (floors, toilets, surfaces).
- Linen and towels for all sleeping places.
- Electricity and heating
- WiFi (code provided on arrival)

Not included — invoiced separately if required:

- Additional cleaning resulting from incomplete tidying (rubbish, bottles, food remnants, etc.)
- Cleaning of oven and grill
- Tidying of terrace and outdoor areas, including cigarette butts left behind
- Repositioning of furniture and equipment moved from their original places

Additional cleaning is charged at DKK 500 incl. VAT per hour.

INSURANCE

The Lessor's insurance covers fire and building damage. The Lessor's insurance does not cover personal belongings or damage caused by the Lessee or the Lessee's guests.

The Lessee is expected to be insured against damage caused to third-party property.

COMPONENT TERMS

Components appear on the invoice.

The Manor House

Only the up to 23 guests invited to stay in The Manor House may be present in The Manor House. The Manor House may not be used for parties, receptions, or similar.

Included:

- **23 sleeping places** distributed across 11 rooms
- Linen and towels for all sleeping places
- Electricity, heating, and WiFi

The park and the lakeside meadow

- The park and the lakeside meadow may be used for the wedding ceremony and photographs
- No tents may be erected
- Music only by prior written agreement, with start and end times

The woods

- Walking is permitted on the paths
- No events, bonfires, tent pitching, or similar

The Orangery

- Tents are permitted on the paved area
- A fire grill is available
- Music is permitted until 23:30. Loudspeakers must be placed against the wall.

The Barn

Indoor music is permitted until 03:00 on the night before Sunday. Loudspeakers may not be placed outdoors.

Included:

- Base furnishing: tables and chairs for **149 guests**
- 1 toilet trailer with 2 toilets

Not included: Everything else is not included, for example (non-exhaustive):

- Additional furniture and decoration
- Extra toilet trailers (can be arranged via the Lessor — price invoiced separately)
- Catering, food, and drinks
- Sound and lighting equipment, draught beer system
- Service staff

The Major's House

Included:

- The Major's House with **9 sleeping places** distributed across **3 rooms** (room 1: 2 beds, room 2: 3 beds, room 3: 4 beds)
- Linen and towels
- Electricity, heating

Extra day

Included:

- Full-day extension of the booking
- All included services from the primary booking apply to the extra day

VAT

Rental of premises and accommodation is exempt from VAT.

Digital products and other VAT-liable supplementary services are invoiced with 25% VAT.

ACCEPTANCE

Payment of the deposit invoice confirms acceptance of these Terms and Conditions, including component-specific terms. Payment constitutes a binding reservation.

COMMERCIAL HOSTING — SUPPLEMENTARY TERMS

For commercial hosting (corporate events, conferences, paid events, etc.) the following applies in addition to the general terms:

1. **Prior approval:** Any commercial hosting requires written prior approval from Frederik Reventlow. Submit before confirmation: event description, expected number of participants, and the nature of the event.
2. **Liability:** The Lessee is fully responsible for the event and all participants. The Lessor assumes no liability towards participating third parties.
3. **Insurance:** The end user is expected to hold sufficient liability insurance.
4. **Capacity:** The maximum number of participants is agreed individually and stated on the booking confirmation.
5. **Cancellation:** The Lessor's standard terms apply.