103 AT WALKERS
103 ROB LOXTON ROAD, WALKER FLAT



0447 263 549
103 Rob Loxton Road, Walker Flat

PROPERTY INFORMATION SHEET

4 BEDROOMS - SLEEPS 12

(All bed linen included)

- Bedroom 1 sleeps 2 – Queen bed
- Bedroom 2 sleeps 2 – Queen bed
- Bedroom 3 sleeps 3 – Tri Bunk bed
- Bedroom 4 sleeps 5 (Downstairs) – Queen bed & Single bunk and trundle









KITCHEN

• Dishwasher, sink, microwave, 2x fridge (with ice and water dispenser - upstairs and downstairs), freezer, gas stove, toaster, kettle, crockery, cutlery, cookware, cooking utensils, glasses, tea towels, Nespresso pod coffee machine. (please bring your own pods)

DINING

• Dining table and 8 chairs upstairs, and 4 downstairs.

LOUNGE

• TV, Air Conditioner, Lounge

BATHROOMS

• 2x showers, 2x toilets, Toweling will be supplied

LAUNDRY

• Washing machine

OUTSIDE

• Jetty, Maximum 1 ski boat & 2 Jet skis per booking. Outdoor table, waterfront deck, upstairs table and chairs, lawn area, 3 Lazy boys, 3 sling chairs, 4 dome chairs, balcony, firepit, ski beach. BBQ upstairs (webber with side burner). Downstairs BBQ is a BBQ Kettle.

TENANTS REQUIRED TO BRING

• Swimming towels, aeroguard, sunscreen, food and drinks (including team, coffee, sugar and oil), Shampoo / Conditioner, soap and tissues.





THINGS TO KNOW ABOUT THE HOUSE

• Boat ramp, shop & petrol located only 5 minutes from the shack.

• There are split reverse cycle air-conditioners in all rooms please turn off during the day if not required.

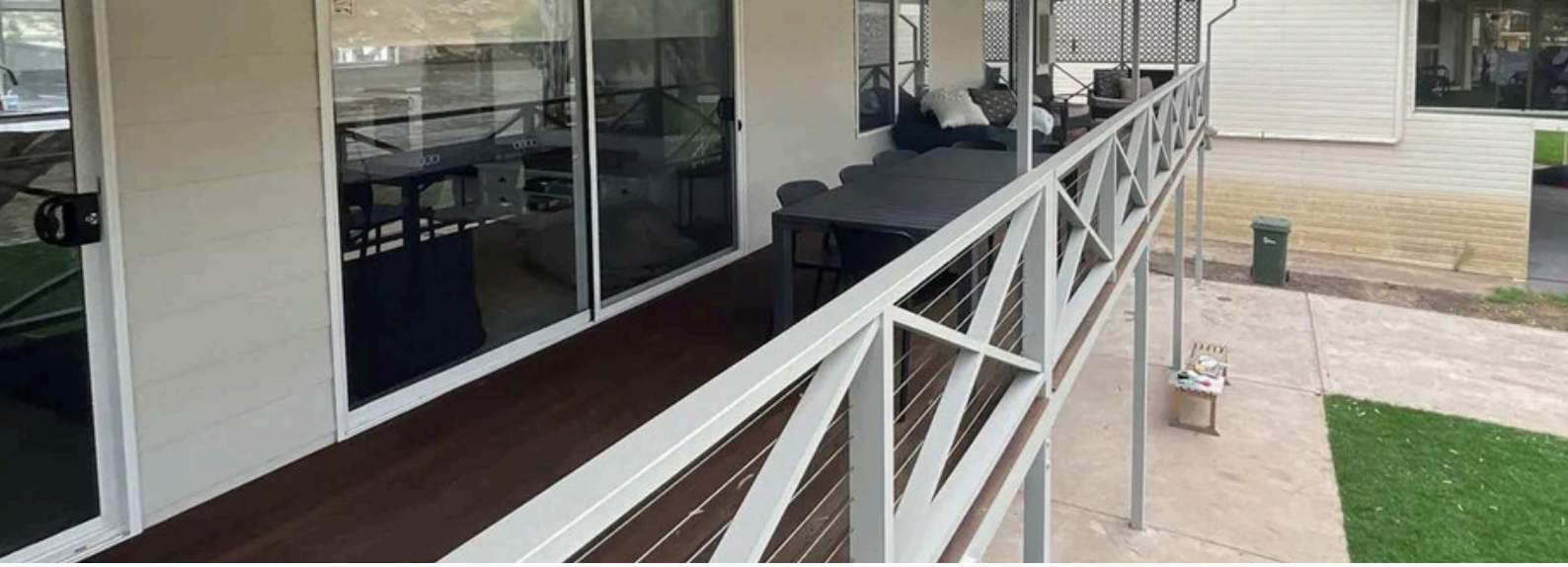
Rain water is used in the house, please use sparingly, outside taps & irrigation is River water

• All bedding, linen and toweling is provided.

· Rubbish day Tuesday early, Red Wheelie bins to be left on road side on Monday night or on Departure ready for collection.

• Pets are allowed, but must remain on property and are not allowed on neighbouring properties. (note; there is no fencing) Additional cleaning fee applies

RIVER SHACK
RENTALS



CONDITIONS OF USE

· • Smoking is only allowed outside on the grass and all butts must be put in bin.

• Fire allowed in fire pit by river subject to current CFS regulations (Fire must be extinguished when unattended)

• No tents or campers, or caravans

• No vehicles on lawned areas

• Maximum occupancy is 12 people only, this includes day visitors

• Maximum cars and trailers is 4 - additional cars and trailers MUST be left at the boat ramp

· Houseboats are not be moored at the property

• Occupancy is on the basis of leaving the premises in a clean and tidy state - as found.

• All breakages and damages must be paid for.

• Security - when leaving please ensure all windows, doors, & gates are locked & all lights, air-conditioning units are turned off

· No trespassing onto neighbouring properties

• All rubbish to put in wheelie bin and put on shack side of road when leaving

· Maintenance – if during your stay you have a service malfunction please phone River Shack Rentals on 0447 263 549

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