



ROOM TO HIRE · FIRST FLOOR

The Therapy Room Rental Agreement

A cosy, tranquil room overlooking the River Colwyn with Mount Hebog beyond, with its own exclusive waiting room and bathroom — available to practitioners for private practice.

LOCATION	SIZE	AVAILABILITY	FACILITIES
First floor	≈ 3.5m × 4.5m	7 days a week	Waiting room & WC

The space

The therapy room is situated on the first floor of the building. Access is via the shop on the ground floor and up a flight of stairs. The therapy room, waiting room and bathroom are all situated on the first floor.

It measures approximately 3.5m × 4.5m. A desk and chair are provided, and an armchair can be added on request. There is ample space for a massage table, though you would need to bring your own.

It is available to hire seven days a week throughout the year, and can be booked for a half day, a day or a week. Ad hoc and long-term rentals are equally welcome.

Ways to hire

5.5 HOURS Half Day Either morning til early afternoon, or mid-afternoon til evening. AM 08:00–13:30 PM 14:30–20:00	12 HOURS Day Hire A full day from morning til evening. 08:00 – 20:00	BEST VALUE Week Hire A full week for regular clinics and longer residencies. Thu 08:00 – Wed 20:00
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The minimum length for a booking is half a day.

Waterloo House Room Rental Agreement

This is an agreement between **Waterloo House Eryri Ltd** and the practitioner who would like to rent the therapy room for private practice.

Location: First floor, Waterloo House, Caernarfon Road, Beddgelert LL55 4UY

BOOKINGS

All booking requests must be made by email to **hello@waterloohousebeddgelert.com**.

Half day and day bookings must be confirmed at least 48 hours in advance. Week bookings must be confirmed at least 7 days in advance.

Bookings are confirmed following receipt of payment, signature of the Rental Agreement and receipt of relevant insurance and certificates. Until then, the booking remains unconfirmed.

PAYMENT

Payment must be made by bank transfer following an invoice sent by email. Please quote the invoice number as the payment reference. Payments must be cleared before the room rental has commenced.

WATERLOO HOUSE ERYRI LTD AGREES TO

1. Offer a clean, safe, confidential environment for the practitioner and client to work in.
2. Give at least 24 hours notice wherever possible of building closures.
3. Give one month's notice if the room is no longer being used for rental purposes.
4. Provide use of the bathroom on the first floor by the practitioner and their client, and the kitchen on the ground floor by the practitioner.

THE PRACTITIONER AGREES TO

1. Respect all furniture and fittings, and to leave the room in a clean and tidy condition, suitable for the next user.
2. Inform Waterloo House Eryri Ltd by email if you need to cancel or amend a booking. Text, SMS, Instagram, Facebook or WhatsApp messages will not be accepted as a form of cancellation or amendment. At least 24 hours notice is needed, otherwise Waterloo House Eryri Ltd will still charge for the room. We recommend you agree to similar terms with your clients.
3. Provide your own equipment and do your own administration.
4. Pay all invoices when they fall due. Failure to do so will result in termination of this agreement.
5. Be fully responsible for the health and safety of your clients. Waterloo House Eryri Ltd are not responsible for damage to personal property. All bags and coats are left at the client's own risk.
6. Provide up to date public and professional indemnity insurance and evidence of professional body membership, qualifications and similar, and maintain insurance for the duration of this agreement. New copies must be provided if your public liability insurance, professional indemnity insurance or registrations are renewed or updated.

7. Indemnify Waterloo House Eryri Ltd from any liability, loss or damage to personal property brought onto the premises, from injury or illness sustained by you or your client, and from any costs incurred by you due to unforeseen circumstances such as utility outages.
8. Be responsible for any damage caused by you or your client. Repair or replacement costs will be invoiced to you. Additional cleaning fees may be charged if the room is left in an unreasonable condition.
9. Not use Waterloo House Eryri Ltd's address for your deliveries or any correspondence, post or parcels of any kind.
10. Operate within the General Terms and Conditions of Room Rental below.

General Terms and Conditions of Room Rental

You must maintain the appropriate certification, qualifications and up to date public and professional liability insurance.

Waterloo House Eryri Ltd takes no responsibility for payments to you from your clients. You should maintain full control over your bookings and treatment of your clients, including client records and advertising materials. You should inform your client that Waterloo House Eryri Ltd is not involved in the professional arrangements between you and your client.

You should always conduct yourself in a professional manner whilst using the therapy room and the building. You are responsible for addressing your client's conduct if needed.

The therapy room must only be used during the hours that have been agreed and booked. Please double check that the booking has been made correctly, as we cannot be responsible for any mistakes that are made.

Please vacate the room as soon as your slot has finished. Other therapists may be using the room, and therefore running over the allocated time slot is not permitted.

You are responsible for bringing your own equipment to the therapy room, and any equipment left in the building is done so at your own risk. Waterloo House Eryri Ltd will not accept responsibility for personal or professional items left on the premises.

You are responsible for the therapy room and its contents during your sessions. Any damage that occurs during this time must be brought to our attention, and payment for any damages must be received within 14 days of billing.

The therapy room must be left in a safe and tidy condition so that other therapists can use it immediately after you. If any incidents or accidents occur that require attention, please report it immediately.

You do not have the authority to enter into contracts on behalf of Waterloo House Eryri Ltd. It is forbidden to sublet, assign or share the therapy room, or use it for any purpose other than that which has been agreed.

You may be provided with a key. You are not permitted to make a copy of the key, and you are not permitted to give your key to a third party. If you lose the key, a replacement one can be arranged at an extra cost.

If you are the last person to leave the building, you must ensure that all lights are switched off, the heaters have been switched off, and the door has been locked as instructed.

ADDITIONAL SERVICES

The following additional services do not form part of this agreement and are provided at Waterloo House Eryri Ltd's discretion. The continuation of these services is not guaranteed and they can be removed at any time.

You may use Waterloo House Eryri Ltd's wifi. The wifi code will be changed bi-monthly.

It is your responsibility to restock any business cards or leaflets for display.

Waterloo House Eryri Ltd does not offer telephone answering, email, administration or digital marketing services.

NEXT STEPS

If you would like to hire the therapy room, please email hello@waterloohousebeddgelert.com with the dates you have in mind and we will come back to you with availability and rates.

The signed agreement, insurance certificates and any remaining paperwork will be arranged separately by email once your dates are confirmed.

Waterloo House Eryri Ltd is a company registered in England & Wales, no. 15060286.
Registered office: Colwyn, Caernarfon Road, Beddgelert LL55 4UY.

ENQUIRIES

hello@waterloohousebeddgelert.com