

Rates listed are per night; US Currency.
 Nightly rates; do not include taxes/fees

LOW SEASON

MID SEASON

HIGH SEASON

Jan 4 - Jan 11
Jan 15 - Feb 15
Feb 19 - May 23
May 27 - June 13
Sept 23 - Nov 25
Dec 1 - Dec 12

Jan 12 - 14
Feb 16 - 18
May 24 - 26
Sept 3 - 22
Nov 26 - 30
 2-3 NIGHT MINIMUM

Jun 14 - Sept 2
 7 NIGHT MINIMUM
Dec 13 - Jan 2, 2025
 4 NIGHT MINIMUM

TOWNHOUSE

LAKEVIEW

1 Bedroom/1 Bath

STANDARD	35	195	244	330
DELUXE	11, 27	212	267	357
DELUXE	29 (+ 1/2 bath), 41	212	267	357
PREMIUM	25	269	301	400
PREMIUM PLUS	17	269	324	432

LAKEVIEW

2 Bedroom/1 Bath

STANDARD	21, 37	252	313	415
DELUXE	15 (+ Bunk)	273	342	455
PREMIUM	19,13, 43	301	376	498

LAKEVIEW

3 Bedroom/3 Bath

DELUXE	24, 26	356	444	633
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LAKEVIEW

3 Bedroom/2.5 Bath

DELUXE				
DELUXE	12 (+ bunk), 38, 40	374	469	651

LAKEFRONT

4 Bedroom/3 Bath

STANDARD	5	387	500	770
STANDARD	6 (+ bunk)	387	500	770
PREMIUM	4,8, 46	599	751	1,050

TOWER

LAKEVIEW

3 Bedroom/2 Bath

STANDARD	63	254	319	462
DELUXE	55, 59	281	352	513
PREMIUM	62	315	386	570

LAKEFRONT

3 Bedroom/2 Bath

DELUXE	56, 65	333	415	639
DELUXE	49 (+ bunk)	333	415	639
PREMIUM	61	360	452	693
PREMIUM	60	500	800	1,200
PREMIUM	64	550	550	693

Rates/Unit Descriptions subject to change without notice

- Check in: 4:00 pm/ Check out: 11:00 am
- 12 % Placer County Tax applied to all rentals and fees
- A \$85.00 processing fee is applied per reservation
- A departure cleaning fee of \$165.00 - \$355.00 will apply based on unit size

MAXIMUM OCCUPANCY

Occupancy limits are set by local fire code

- * Seven (7) night minimum will apply during High Season
- * Four (4) night minimum will apply during Christmas/New Year Holiday
- * Two (2)- Three (3) night minimum applies at all other times

Brockway Springs Rentals
 9200 Brockway Springs Drive
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 Kings Beach, CA 96143
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Brockway Springs Rentals

Brockway Springs Resort's location on the north shore of Lake Tahoe offers you a kaleidoscope of things to do and see whatever your mood or lifestyle, from skiing and boating to exciting casino nightlife, to a quiet evening in front of the fire. On-site our Recreation Area has two tennis courts, a year-round heated outdoor swimming pool*, fishing and boating pier, a Lakeview clubhouse to relax and take in the lake front view, coed sauna (bathing suits required) and a fitness room. Your vacation condo becomes the ideal spot for an affordable family get-together, intimate weekend, or a week away from it all.

*Swimming pool closed twice a year for 1-week of maintenance. Once in the Spring and again in the Fall; inquire about dates.

Once you arrive at Brockway Springs all you will need are your personal items. Our condominiums are completely furnished units with cable TV and DVD. The kitchens are full-size and fully equipped with dishwashers, self-cleaning ovens, microwaves, blenders and coffee makers. Of course, all bedding, linens and towels are provided. Outside you will find patio furniture and electric barbecues.

All our condominiums are privately owned year-round homes, so furnishings and decorations vary from unit to unit. Most of our lake view one and two-bedroom townhouses have fireplaces with centrally located laundry facilities. Most of our three-bedroom lake view condominiums have fireplaces and all with washers and dryers. The four-bedroom lakefront townhouses have it all.

The Brockway Tower, our seven stories high-rise with 3-bedroom accommodations, has great views of Lake Tahoe and the Sierra Nevada mountains. The three-bedroom units (no fireplaces or washers and dryers) have either a lake view or are lakefront and have ground floor laundry facilities available for a minimal charge. Tower trash chute available adjacent to the elevator.

BOOKING POLICY: Reservations can be booked one year in advance of arrival. For **SUMMER RESERVATIONS ONLY**, you may book starting June 1st for the following summer. Management reserves the right to change accommodation/assigned unit and to refuse service, up to and including the day of arrival.

RESERVATIONS: Reservations will require a deposit of approximately 50% down payment at the time of booking. We will accept VISA/MasterCard or Check payment. Final Payment is due 60 days prior to arrival (on balance due date.)

* **CANCELLATION/CHANGES** made prior to the balance due date (**61 days**) of arrival are fully refundable less the \$75 processing fee. Cancellations on **60 days or less** will forfeit the entire amount. Only the nights that are re-rented will be refunded, including the cleaning fee and tax associated.

HOUSEKEEPING FEES: A one-time departure clean fee of \$165 - \$355 (depending on size of unit) will be charged upon final payment. Midweek or additional cleaning may be requested for an additional fee.

Not responsible for items left behind or lost, etc.

FINAL PAYMENT: Balance of payment is due 60 days prior to arrival Visa and MasterCard are honored as payment. If you wish to pay by, check it must be received prior to the 60-day arrival point. **A \$85.00 processing fee is applied per reservation. Rates are subject to change at any time without notice.**

Wi-Fi Our Wi-Fi is complimentary, due to our location we cannot guarantee quality of reception.

CONDITIONS: Any day arrival. Two nights' minimum stay required. During restricted stays, High Season/Summer & Holidays (7 night's minimum for Summer & 4 night's minimum for Holiday (unless otherwise posted.) We will accept reservations for less than 7 nights based upon availability 30 days prior to the arrival date. We reserve accommodation for the dates that you request and often turn away other potential guests. **We do not overbook. Therefore, we are unable to refund for early departures, arrivals a day late or reservation changes within the cancellation period stated above.**

DAMAGES: Guest(s) are liable for all damages to the premises and to the unit furnishing, equipment, and household items therein which occur during Guest's occupancy. **Credit Cards are used as a security deposit for the property.** All rental units are privately owned.

FURNITURE/KEYS/CARDS: Guest shall not move furniture or furnishings within the premises. Guest agrees to pay Brockway Springs \$50.00 per lost/missing key & gate card set, \$50.00 lock out charge and \$100.00 to move furniture back if applicable.

RECREATIONAL FACILITIES: Year-round heated outdoor swimming pool*, two tennis courts, pier, a clubhouse, a coed sauna (bathing suits required) and a fitness room.

*Swimming pool closed twice a year for maintenance.

RESTRICTIONS: **NO PETS, MOBILE HOMES, RV'S, CAMPERS, BOATS, JET SKIS, TRAILERS AND MOTORCYCLES ARE PROHIBITED.** Prior off-site arrangements must be made.

CHECK-IN TIME STARTS AT: 4:00 PM CHECK-OUT TIME: 11:00 AM

Office/Reservation hours – 9:00 AM to 5:00 PM (Differs during Holidays & Weekends)

9200 Brockway Springs Drive (at the intersection of Chipmunk & Brockway Springs Drive)

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