

Terms and Conditions

Owners of timeshare inventory at Hilton Grand Vacations UK Ltd (HGV UK) managed resorts who elect to place their ownership rights with HGV UK for rental agree to the contract arrangements noted below:

Owners Obligations:

1. To ensure that the annual maintenance fees, payable to the respective Home Owners Association (Club), are in good standing at the date of signing the HGV Rental Authorisation Agreement.
2. As the owner can rent their rights privately while registered with HGV UK, they must advise HGV UK of any change in the rental status. If this undermines a rental transaction that has been negotiated by HGV UK, then the HGV UK transaction will take priority and the owner will be liable for any costs that arise.
3. If an owners interval is listed within and an exchange programme, it cannot be listed with HGV UK.
4. HGV UK will advise the pricing on their programme for the interval owned, based on their knowledge of market demands. Should a pricing disagreement between HGV UK and an owner arise, HGV UK reserves the right to refuse the listing.
5. HGV UK will accept owner intervals in full week increment only. HGV UK may rent an interval for any duration deemed necessary to secure the rental. Entering into this agreement does not guarantee a partial or full-week rental. If an owner wishes to occupy partial week, as per point 2 above, they must notify HGV UK.
6. HGV UK will strive to rent lodge intervals at the best available rate and number of days as determined by HGV UK. To accept the rental price delivered by HGV UK.
7. Where an interval is rented on a partial-week split, including occupation by owners, a midweek clean charge will be applied against the revenue received at the prevailing HGV UK rate relevant to the size of unit.
8. If no rental has been achieved and an owner wishes to occupy their lodge they must contact HGV UK and cancel the Rental Authorisation Agreement as a last-minute booking may be secured up-to and throughout the interval period.
9. To assume responsibility for all personal UK tax obligations that may arise from any profits earned from any achieved rental.

HGV UK Obligations:

1. To act as agent for and on behalf of any owner of an interval in a resort managed by HGV UK to rent their timeshare ownership rights.
2. Not to accept any owners intervals into their system, if the owner is in default on their maintenance fee obligations to their Home Owners Association (Club).
3. Not to accept any owners intervals for rent if already listed with an exchange programme.
4. To place all intervals on their managed rental programme.
5. To agree the pricing of all intervals in a fair and consistent manner, based on realistic market values. Should a pricing disagreement between HGV UK and an owner arise, HGV UK reserve the right to refuse the listing.
6. HGV UK will accept owner intervals in full week increments only. HGV UK may rent an interval for any duration deemed necessary to secure the rental. HGV UK does not guarantee a partial or full-week rental.
7. To review the pricing on a regular basis.
8. To achieve best market value for all intervals.
9. To actively market all intervals.
10. Where a rental has been successful, to contact the owner in advance of the reservation arrival to receive the owners bank details that will allow the electronic payment.
11. To assume responsibility for all UK tax obligations that may arise from the agency transaction.
12. To conduct all transactions in accordance with the relevant prevailing UK legislation.

Financial Transactions:

1. All rental payments are transferred using the electronic banking system and will be paid directly into the owner's bank account within 21 days of the departure date of the reservation.



2. Any money forfeited by the renter under the terms of the HGV UK cancellation policy will be subject to commission and the prevailing UK VAT rate at that time.

Terms and Conditions are subject to change without prior notice.