



January 2021 saw the launch of family-owned sustainable hideaway, **Nirjhara**, in Tabanan on Bali's southwest coast. Artfully designed around the spectacular cascading waterfall after which it is named, and surrounded by lush forest and boundless rice fields, Nirjhara blends seamlessly into nature. The new property promises to offer guests a secluded and environmentally conscious haven, just a stone's throw from the island's volcanic sand beaches, must-see Tanah Lot Temple and popular towns of Canggu and Ubud.

In 1996, the multicultural Tran Tien family visited Tabanan from France and felt deeply moved by the beauty of the landscape. From this moment, the idea to create a truly sustainable hotel that nurtured its surrounds both environmentally and socially began to take shape. Almost 25 years later, Nirjhara was born with **25 suites and villas** – including seven playful treehouse Canopy Suites – that offer unrivalled waterfall, river, jungle or rice paddy views. Each has been constructed to make as little impact on the environment as possible, with exteriors using reclaimed hevea wood, natural stone and traditional sirap roofing. Interiors feature an earthy colour palette and celebrate Indonesian design, from traditional woven furniture handcrafted by local artisans, coconut panelling and wood carving, to contemporary art from up-and-coming local artists. The Residence, a two-storey, two-bedroom villa with floor-to-ceiling windows offers guests the ultimate private haven amidst lush jungle.

The Tran Tien family's dedication to sustainability is evident in all areas of the resort, from the upcycled materials used in construction to the on-site water purification facility, providing guests with drinking water in recycled glass bottles. Extensive research was undertaken to make energy use at Nirjhara as efficient as possible; expert insulation in each suite minimizes the use of air conditioning, whilst hot water is heated by solar panels and heat pumps.

Nirjhara offers an array of bespoke experiences for guests to immerse themselves in the local culture and natural surroundings, from cycles through the rice fields to traditional cleansing rituals at a secluded holy spring. Guests can head to the nearby beach for early morning surf lessons or saddle up for sunset horse rides, peacefully exploring the picturesque paddies and black-sand beaches. Expert local guides will take guests on off-the-beaten-track explorations through the hills of Tabanan and Badung, starting at the sacred Sangeh Monkey Forest and ending at the majestic Nungnung Waterfall. The more artistically inclined can get involved in the spiritual practice of creating your own 'canang sari', collecting fresh flowers at local markets before returning to the hotel to create the colourful floral offering native to Bali and place it in Nirjhara's temple.

This agreement is made on the date and year appearing above the signatures, and is between PT DCP Asia on behalf of "Nirjhara" (the "Resort") and the "Partner/Agent" identified in the signature block. Upon signature by both parties, this contract supersedes all previous agreements.



**Worldwide TO Contract
Terms and Conditions
1 April 2025 – 31 March 2026**

BED & BREAKFAST RATES				
VILLA TYPE	Adults Quoted per Unit	Number Of Units	LOW SEASON	HIGH SEASON
			1 APR 2025 – 30 JUNE 2025; 1 SEP 2025 – 20 DEC 2025; 6 JAN 2026 – 31 MAR 2026	1 JUL 2025 – 31 AUG 2025; 21 DEC 2025 – 5 JAN 2026
Canopy Suite	2	7	USD 355	USD 445
River Pavilion	2	8	USD 413	USD 503
River Pool Pavilion	2	3	USD 461	USD 559
Jungle Pool Pavilion	2	1	USD 530	USD 649
Two Bedroom Pool Villa	4	4	USD 710	USD 856
Two Bedroom Jungle Pool Villa	4	1	USD 789	USD 946
The Residence – Two Bedroom Pool Villa	4	1	USD 1,123	USD 1,351
Special Notes				
<ul style="list-style-type: none"> Contract rates are quoted in USD and include 21% tax and service fee. Rates are non-commissionable. Rates are including bed, breakfast, and general benefits for double occupancy (one bedrooms); quad occupancy (two bedrooms). Extra person fee required for bookings with more than double or quad occupancy for one or two bedrooms. Extra beds are available in all room category except Canopy Suite. Maximum 1 extra bed per villa. One-bedroom villas allow 2 adults and 1 adult or 2 adults and 2 children under 12, except Canopy Suite. Two-bedroom villas allow 4 adults and 2 children under 12. The Residence allows 4 adults or 4 adults and 2 children under 12. No extra bed, extra person, or children under 12 allowed for Canopy Suite. Child Policy: 5 and under are complimentary in existing bedding. 6-12 years are subject to half rates per night per child. A la carte children's menu available in outlets. Baby cots available on request, subject to availability. Rates are valid for a maximum of 6 units per night. Not valid for groups or conferences. Minimum 3-night stay on 31 December with no check-in/out on this day. No arrivals/departures on 19 March 2026 in honor of Silent Day. 				

GENERAL BENEFITS
<ul style="list-style-type: none"> Breakfast daily for two adults Welcome drink and fragrant cold towels on arrival Fresh fruit selection in room on arrival Nightly turndown service Complimentary filtered drinking water Complimentary Wifi Complimentary access to the Fitness Centre and Library Complimentary Activities including yoga, meditation, traditional dance, etc., (based on resort schedule) Complimentary Bicycles Complimentary Movie Screening in Cinema Room (based on resort schedule) Complimentary selection up to 200 movies in the guest room
The resort reserves the right to change benefits as needed subject to weather or staffing. All activities and inclusions are subject to availability.



ADDITIONAL FEES		
BENEFIT	ADULT	CHILD
One Way Transportation to/from Airport	USD 50/vehicle	N/A
Valid for up to 3 adults and 3 suitcases. Additional adults/luggage require additional transportation.		
Extra Person (including breakfast and general benefits)	USD 30	USD 15
Extra Bed (waives extra person fee, including breakfast and general benefits)	USD 60	USD 30

CONTRACT PROMOTIONS		
Honeymooners	Special Amenities set up (cake, sunset cocktail, flower)	Licensed within 1 year of arrival.
Early Bird Discount (EBO)	15% Discount	60+ Days Prior to Arrival, Low & High Season
	10% Discount	30+ Days Prior to Arrival, Low & High Season
CN/HK/TW/KR/JP/SG/ID	Stay 3 Pay 2	Valid for Low Season & High Season
Worldwide	Stay 4 Pay 3	
Notes		
Stay Pay is accumulative to a maximum of 12 nights for 9. Not combinable with EBO.		
Valid for bed/breakfast rates only. Not applicable to extra person/extra bed, child fees, or F&B offers.		
Not combinable with tactical promotions or flash sales.		
Blackout Dates include 3 days pre/post for CNY/Easter/Christmas/New Years.		
Stay 3 Pay 2 is valid for specific country passport holders or Working Visas/Resident Cards.		

ROOM ALLOTMENTS		
Room Type	Low Season	High Season
Canopy Suite	Free Sale	Free Sale
River Pavilion	Free Sale	Free Sale
River Pool Pavilion	Free Sale	Free Sale
Jungle Pool Pavilion	On Request	On Request
Two Bedroom Pool	Free Sale	Free Sale
Two Bedroom Jungle Pool	On Request	On Request
The Residence	On Request	On Request
Terms		
Low Season: All types are on request 10 days prior to arrival.		
High Season: All types are on request 21 days prior to arrival.		
Stop sale reports will be sent as needed.		

CANCELLATION FEE		
Season	Terms	Fee
Low Season	Within 7 days to arrival	One night
	Within 5 days to arrival	100% of booking
High Season	Within 14 days to arrival	One night
	Within 7 days to arrival	100% of booking

Check-in/Check-out

Every effort will be made to have rooms available by 2.00 pm. Our check-out time is 12.00 noon. Any extension on this time (on request and subject to availability) will result in additional charges being made. To guarantee an early arrival, a 100% charge is required. Late check-out up to 6.00 pm will be charged at 50% of the contract rate. After 6.00 pm, an additional night will be charged.

Terms of Use:

Contract rates cannot be offered by the Agency direct to the consumer via the internet, or by any other online channels, through owned, affiliated, or subsidiary companies, without prior written approval from Nirjhara's DoSM/GM/Owner. It is agreed that the Hotel should not be liable for any loss or damage to property owned by, or in the custody of, the Client, its guests, employees, agents or others. These contracts require a minimum 5% markup to tour operators, 10% markup to travel agents and 25% markup to public.



Terms of Payment

Confirmations will be submitted once a guarantee of payment is received. Full accommodation fee is due 21 days prior to arrival. Credit facilities will be on a very limited basis but where established, payment is due within thirty (30) days of client's departure or upon receipt of invoice, unless other credit arrangements have been mutually agreed upon. Late payments exceeding 30 days are subject to 2% interest based on the total invoice for every 10 days of late payment. Failure to settle accounts within the specified period could result in credit facilities being withdrawn or space released. All payments have to be settled in the currency indicated on the invoice by bank transfer less any bank fees or credit card.

Payment

Remittance by bank draft or transfer should be made to the following account:

Account Name : PT.DCP Asia
Account No : 7700995717 (USD)
Bank Name : PT. Bank Central Asia, Tbk
Branch : Branch Kerobokan Kuta - Bali
Swift Code : CENAIDJA XXX

Online Rate Policy

Contract rates may not be loaded into any internet website without the written permission of the resort. Tour operators and wholesalers who wish to extend the agreed contract rates to a third-party cyber agent must obtain the resort's written permission with required markup of rates. Net FIT or group contract rates cannot be sold directly to the public or to commercial companies unless approved in advance and packaged with air/cruise or other travel related components.

Non-Smoking Policy

In compliance with Indonesian Law No. 36, 2009 on Health and the Region Regulation Bali Province No.10, 2011, under Article 2, hotels and restaurants are classified as public buildings in which a smoking ban applies. All areas of Nirjhara are, therefore, designated smoke free, with the exception of a limited number of open-air, well ventilated areas, where guests may smoke in the outdoor and garden areas. Smoking is prohibited in all public areas of the resort including inside guest rooms, suites, restaurants, bar, meeting rooms, lounge, spa, yoga pavilion, fitness center, swimming pool areas, temple and temple garden. All hotel vehicles used for guest services are smoke free at all times.

Confidentiality


The rates, terms and conditions agreed in this contract are confidential and are not be shared with third parties. The resort reserves the right to cancel this agreement should rate confidentiality not be honored.

Force Majeure

The wholesaler agrees that The Resort cannot be held responsible in any way for inability to carry out some or all of the agreed services due to situations of Force Majeure, such as but not limited to Acts of God, flood, earthquakes, fire, work stoppage, air carrier interruption, lockout, embargo, terrorist act civil commotion, unrest or war, or rulings issued by authorities/government.

Acceptance

To validate this contract and indicate your acceptance of all rates and conditions, we kindly ask you to initial each page, sign below and add your company's stamp. Handwritten or edited changes will not be accepted without prior written approval. We will then send you a countersigned copy. We very much look forward to working with you in the future.

PT DCP Asia on behalf of Nirjhara: Corry Sumual Director of Sales Email: sales@nirjhara.com Date: Signature:	Company: Address: Phone Number: Fax Number: ACCEPTED BY: Sofia Suarez Title: Product Director Americas Date: Dec 6, 2024 Signature: 
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