

**2026 CONTRACTED NET RATE SCHEDULE**  
**Applicable to All Markets**  
**Valid from 15 April 2026 to 31 October 2026**

Season	Start Date	End Date	Villas										
			Cxl Policy (days)	Cliff Villa	Sea View Cliff Villa	Panoramic Cliff Villa	Family Bay View Villa	Two-Bedroom Grand Panoramic Villa	Cxl Policy (days)	Three-Bedroom Grand Seafront Villa	Four-Bedroom Grand Seafront Villa	Infant or child up to 11.99 per night	Adult per night 12+ yrs
Low	15-April-26	30-April-26	7	1,360	1,450	1,680	1,450	5,180	14	6,000	8,630	0	200
Shoulder	1-May-26	21-May-26	7	1,910	2,000	2,270	2,140	5,810	14	7,540	10,180	0	200
High	22-May-26	25-Jun-26	21	2,450	2,560	2,860	2,860	7,400	30	8,900	11,360	0	200
Peak	26-Jun-26	16-Aug-26	21	2,950	3,090	3,410	3,410	8,160	30	9,900	12,270	0	200
High	17-Aug-26	13-Sep-26	21	2,450	2,560	2,860	2,860	7,400	30	8,900	11,360	0	200
Shoulder	14-Sep-26	30-Sep-26	7	1,910	2,000	2,270	2,140	5,810	14	7,540	10,180	0	200
Low	1-Oct-26	31-Oct-26	7	1,360	1,450	1,680	1,450	5,180	14	6,000	8,630	0	200

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**RATE TERMS AND CONDITIONS**

- Rates are per villa per night, quoted in Euro, and are non-commissionable.
- Rates are inclusive of restaurant breakfast, 0.5% Municipality Tax, and 13% Value Added Tax (VAT). The resort reserves the right to amend taxes in accordance with increases imposed by the Greek government, without prior notice.
- Rates are exclusive of the 15 Euro Overnight Tax per villa per night and payable by the guest upon check-out. The Overnight Tax applies for all stays including but not limited to commercial, complimentary, promotional, upgrades, and short stays, but excludes late check-out.
- Rates must be packaged with at least 2 other components, i.e., ground operator and airline.
- Rates are valid for FIT (individual) bookings up to 7 villas per booking. Rates for group, conference, incentive, or event business are available upon request.
- Please refer to your signed evergreen Kerzner Net Rate Partner Agreement for full and complete terms and conditions.
- One&Only Kéa Island reserves the right to modify or withdraw these rates at any time during the term of the agreement upon notice to the Contracting Partner. One&Only Kéa Island may terminate this agreement on 30 days' written notice to the Contracting Partner. This agreement shall be governed by the laws of Greece.

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**GENERAL POLICIES & INFORMATION**

**CHECK-IN/CHECK-OUT**

Check-in time for all guests is 15.00hrs (3 pm) local time and check-out time is 12.00hrs (12 noon) local time. For guaranteed earlier access to guest rooms, 100% of the contracted rate will be charged for the night prior, subject to availability. Late check-out until 18.00hrs (6 pm) will be charged at 50% of the contracted rate and 100% charges for late check-out after 18.00hrs (6 pm) onwards, subject to availability. Flight details or estimated arrival time of the guest must be given at the time of booking.

**ROOM ALLOCATION**

Resort is unable to guarantee any request for a specific room number at time of booking. Resort will make every effort to confirm such requests, however, will only be able to advise at the time of the guest's arrival.

**OCCUPANCY AND NUMBER OF GUESTS**

Upon guest arrival, should there be any discrepancies from the confirmed reservation details (villa, number of people, age of children, etc.), the Resort reserves the right to charge the guest directly for any applicable supplements. The Resort's bedding policy will apply without exception.

**CHILD POLICY**

Infants 0-3.99 years of age inclusive, stay on complimentary basis when sharing the room with adult(s) on a bed and breakfast basis.  
Children 4-11.99 years of age inclusive, stay on complimentary basis when sharing the room with adult(s) on a bed and breakfast basis.  
Children 12 years of age and above are subject to supplement charges when sharing the room with adult(s) on a bed and breakfast basis.

**RESERVATIONS**

Please direct all reservations, amendments, and cancellations to [reservations@oneandonlykeaisland.com](mailto:reservations@oneandonlykeaisland.com). The Reservations Office is open from Monday to Friday, 09:00hrs (9 am) to 18:00hrs (6 pm) local time.

**LATE NIGHT TRANSFERS**

Please note that ferry services and private transfers between Athens and Kéa Island are currently unavailable at night. If your Athens flight arrives or departs in the evening or early morning, please contact our Reservations Team on [reservations@oneandonlykeaisland.com](mailto:reservations@oneandonlykeaisland.com) to help plan a seamless journey and to enquire about special rates for an overnight stay at One&Only Aesthesis, our sister property in Southern Athens. For the safety and comfort of our guests, late-night transfers between Kéa and Athens can be arranged in case of emergency.

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ACCOMMODATION CONFIGURATION					
Villa Category	Size (sqm)	Free Sale/On Request	Room Rate Occupancy	Maximum Occupancy	Bedding
Cliff Villa	75sqm indoor + 75sqm outdoor	On Request	2 adults	2 Adults + 1 Child OR 3 Adults	King Bed & 1 Built-in sofa bed
Sea View Cliff Villa	75sqm indoor + 75sqm outdoor	Free Sale	2 adults	2 Adults + 1 Child OR 3 Adults	King Bed & 1 Built-in sofa bed
Panoramic Cliff Villa	75sqm indoor + 75sqm outdoor	Free Sale	2 adults	2 Adults + 1 Child OR 3 Adults	King Bed & 1 Built-in sofa bed
Family Bay View Villa	107sqm indoor + 79sqm outdoor	On Request	2 adults	2 Adults + 2 Children OR 3 Adults & 1 Child	King Bed & 1 Built-in sofa bed
Two-Bedroom Grand Panoramic Villa	180 sqm indoor + 150 sqm outdoor	On Request	4 adults	4 Adults + 2 Children	1 King Bed and 2 Queen Beds & 2 Built-in sofa beds
Three-Bedroom Grand Seafront Villa	530 sqm indoor + 685 sqm outdoor	On Request	6 adults	6 adults	3 King Beds
Four-Bedroom Grand Seafront Villa	466 sqm indoor + 485 sqm outdoor	On Request	8 adults	8 adults	3 King Beds and 2 Queen Beds OR 4 King Beds

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**GUARANTEE AND PAYMENT POLICIES**

**Cliff Villa, Sea View Cliff Villa, Panoramic Cliff Villa, Family Bay View Villa, Two-Bedroom Grand Panoramic Villa**

**LOW/SHOULDER SEASON**, a credit card is required at the time of booking. Full and final payment is required no later than 7 days prior to arrival.

**HIGH/PEAK SEASON**, 50% deposit is required at the time of booking. Full and final payment is required no later than 21 days prior to arrival.

**Three-Bedroom Grand Seafront Villa, Four-Bedroom Grand Seafront Villa**

**LOW/SHOULDER SEASON**, 50% deposit is required at the time of booking. Full and final payment is required no later than 14 days prior to arrival.

**HIGH/PEAK SEASON**, 50% deposit is required at the time of booking. Full and final payment is required no later than 30 days prior to arrival.

**CANCELLATION AND AMENDMENT POLICIES**

**Cliff Villa, Sea View Cliff Villa, Panoramic Cliff Villa, Family Bay View Villa, Two-Bedroom Grand Panoramic Villa**

**LOW/SHOULDER SEASON**, Cancellations received 7 days or less prior to arrival, 100% charge of total booking. Reservations made within 7 days of arrival require full payment within 24 hours and will incur a fee of 100% of the total room charges if cancelled.

**HIGH/PEAK SEASON**, Cancellations received 21 days or less prior to arrival, 100% charge of total booking. Reservations made within 21 days of arrival require full payment within 24 hours and will incur a fee of 100% of the total room charges if cancelled.

**Three-Bedroom Grand Seafront Villa, Four-Bedroom Grand Seafront Villa**

**LOW/SHOULDER SEASON**, Cancellations received 14 days or less prior to arrival, 100% charge of total booking. Reservations made within 14 days of arrival require full payment within 24 hours and will incur a fee of 100% of the total room charges if cancelled.

**HIGH/PEAK SEASON**, Cancellations received 30 days or less prior to arrival, 100% charge of total booking. Reservations made within 30 days of arrival require full payment within 24 hours and will incur a fee of 100% of the total room charges if cancelled.

**NO SHOW**, 100% charge of total booking, applicable for all seasons.

**EARLY DEPARTURE**, 100% charge of total booking. In case of pre-payment, the amount will be non-refundable.

**NAME CHANGE REQUEST**, All requests will be treated as cancellations and rebooked based on prevailing rates and availability.

**DATE CHANGE REQUEST**, All requests will be made based on prevailing rates and availability.

**REINSTATEMENT REQUEST**, All requests will be treated as a new booking based on prevailing rates and availability.

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**BANK DETAILS**

All payments should be made in Euro via bank transfer into the following bank account unless otherwise agreed by One&Only Kéa Island.

ACCOUNT NAME	EIDIKOU SKOPOU EIKOSITESSEA SINGLEMEMBER HOTELS AND REAL ESTATE SOCIETE ANONYME	BANK NAME	EUROBANK S.A.
ACCOUNT NO	GR2402600250000470201788973	ADDRESS	OTHONOS 8, ATHENS, 105 57, GREECE
SWIFT CODE	ERBKGRAA		
BRANCH CONTACT NUMBER	+30 21 4405 9762		

**These Contracted Net Rates, Terms and Conditions are valid for 30 days from the date of issue and are to be understood as part of the broader Kerzner Net Rate Partner Agreement, which is incorporated herein by reference and available at <https://kerzner.com/net-rate-partner-agreement>.**

**All terms and conditions stipulated in the Kerzner Net Partner Agreement apply to these rates unless otherwise specified. These rates and conditions are required to be electronically signed on each page and submitted accordingly within 30 days.**

**Alternatively, a signed copy must be scanned and returned via email within this timeframe. A manually or electronically signed copy of this Schedule, delivered by email or other electronic transmission, shall be deemed to have the same legal effect as delivery of an original signed copy of the Agreement.**

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**RESORT CONTACT SHEET**

**RESORT DETAILS**

One&Only Keá Island  
Keá Island, 840 02, Greece  
Telephone +30 2288 44 0000  
Email [info@oneandonlykeaisland.com](mailto:info@oneandonlykeaisland.com)

**RESERVATIONS CONTACT DETAILS**

Please direct all Contracted Net Rate and FIT reservations, amendments, and cancellations to [reservations@oneandonlykeaisland.com](mailto:reservations@oneandonlykeaisland.com)

**SALES FIT/GROUP RESERVATION CONTACT DETAILS**

Please direct group reservation requests to Marilina Fourtoulaki and email them to [Marilina.Fourtoulaki@oneandonlykeaisland.com](mailto:Marilina.Fourtoulaki@oneandonlykeaisland.com) & [sales@oneandonlykeaisland.com](mailto:sales@oneandonlykeaisland.com)

**MARKETING CONTACT DETAILS**

Please direct marketing requests and brochure approvals to Pantelis Vamiedakis and email them to [Pantelis.Vamiedakis@oneandonlykeaisland.com](mailto:Pantelis.Vamiedakis@oneandonlykeaisland.com)

**FINANCE CONTACT DETAILS**

Please direct finance or payment inquiries to Vangelis Toutouzas and email them to [Manos.Chaniotakis@oneandonlykeaisland.com](mailto:Manos.Chaniotakis@oneandonlykeaisland.com)