



## Group Accommodations

Hill Country Casitas is the ideal location for your wedding, retreat or reunion **guests** to gather and enjoy the beauty of the Texas Hill Country. With 10 custom built homes, massive covered porches and 13 acres, friends and family can easily be together or find that necessary quiet time to recharge. Our quintessential hill country views will impress one and all, and our big king beds, designer baths and spacious Casitas will provide luxurious comfort!

**Amenities** include a Swimming Pool + Hot Tub, Hiking Trails, Volleyball, a HUGE firepit and Pavilion.

**The Casitas consist of:** 2 Two Bedroom/Two Bath Casitas, occupancy of 8 each; 4 One Bedroom Casitas, sleeps 4 each (one is ADA Compliant); 4 Studio Casitas, sleeps 2 each with an option for an air bed; 1 Retreat with either 2 queen beds OR use for indoor gathering space; Ranch House add-on also available to increase occupancy. Total property capacity is 44-59. **Dog friendly!**

HILL COUNTRY  
**CASITAS**  
*Dripping Springs, Texas*

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# Group Booking Options

OPTIONS	HOW TO RESERVE	PAYMENT POLICY	CANCELLATION POLICY
<p><b>#1</b>  <b>Whole Property – Host takes it all now; the Property is yours!</b></p>	<p><b>Contact us or book online.</b>            The Host reserves all 11 Casitas with a \$1000 retainer. Guests can add additional discounted nights directly.</p> <p>Includes option for a discounted venue rental for parties. (add-on)</p> <p>The Host assumes damage liability and any incidentals incurred by guests.</p> <p>Ranch House and Events are add-ons.</p>	<p>Non-refundable retainer of \$1000 is due at the time of reservation, 50% of balance is due 8 months prior to arrival, and the balance is due 4 months out. Retainer is applied to total rental amount.</p> <p>Group Rates may be paid by up to 4 different people. An easy to use spreadsheet is provided in order to assign guests to Casitas and assess individual Casita rates (if host is collecting from guests).</p>	<p>More than 4 months prior to arrival - complete refund, less the retainer.</p> <p>Cancellations made 2-4 months prior to the date of arrival - guests receive a 50% refund, less the retainer.</p> <p>Cancellations made less than 2 months prior to the date of arrival, there is no refund. Early departure does not warrant a refund.</p>
<p><b>#2</b>  <b>Whole Property Room Block - Get the whole property, but allow guests to pay their way. Not available during peak times and within 8 months of arrival.</b></p>	<p><b>Contact us.</b> All 11 Casitas are HELD up until 6 months prior to arrival date (cut-off date).</p> <p>Guests receive the Best Available Rate. Room Blocks may not be available during certain high season months.</p> <p>Includes option for a discounted venue rental for parties. (add-on)</p> <p>If having an event with a room block, host must pick up any unclaimed Casitas at 4 months.</p>	<p><b>Host pays a \$1000 retainer for Room Block.</b></p> <p>Host is provided the Casita Claim &amp; Payment Form to distribute to the group. Guests complete and return, booking the Casita of their choice independently, but must be received prior to the cut-off date.</p> <p>Any Casitas not claimed at the 6 month cut-off date, are either released to the public and the \$1000 deposit is not refunded, OR the host buys out the remaining Casitas with the retainer applied to the total rental amount. See contract.</p>	<p><b>Individual Cancellation Policy:</b>            More than 2 months prior to arrival, full refund less \$50 processing fee. 14 days to 2 months – 50% refund. Less than 14 days, no refund.</p> <p>If cancelled, host loses retainer.</p>

<b>#3 Individual Reservations – an option for stays within 8 months of arrival</b>	<b>Go online and book.</b> Guests receive Best Available Rate. One person can book multiple Casitas online. Or by phone, text or email. No liability for host. <b>Rooms are not held.</b>	<b>50% deposit. Balance due 2 months prior to arrival.</b> If booked within 2 months of arrival, 100% collected at time of reservation.	<b>Individual Cancellation Policy:</b> More than 2 months prior to arrival, full refund less \$50 processing fee. 14 days to 2 months – 50% refund. Less than 14 days, no refund.
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## *Whole Property Discounted 2023-2024 Rates*

<b>11 Casitas, sleeps 44 (Includes The Retreat)</b> Add-on options available for up to 15 more <b>2–3-night minimum, additional discounts may be available for 3 or more nights! +6% state tax.</b>	<b>Fri-Sat + Holidays</b>	<b>Sun-Thurs</b>
<b>High Season – February - December</b>	\$4,300/night	\$3,500/night
<b>Low-Season - January</b>	\$3,655/night	\$2,900/night

## *Group Room Block & Individual 2023-2024 Rates*

**2 night minimum. 3 night minimum on holidays**

Casita Type	Max Occupancy	Weekend/Holiday Rate	Weekday Rate
<b>Premium Studio Casita x 2</b> The Gina B., The Willie   1 King Bed	2	\$309	\$249
<b>Studio Casitas x 2</b> The Townes, The Robert Earl   1 King Bed	2	\$289	\$229
<b>The Retreat x 1 – 2 queen beds OR gathering space</b>	4	\$399	\$339
<b>Accessible One Bedroom Casita x 1</b> La Benita   1 King Bed   1 Queen Sleeper	4	\$399	\$319
<b>Premium One Bedroom Casitas x 2</b> The CeCe, The Polly Ann   1 King Bed   1 Queen Sleeper	4	\$429	\$339
<b>Luxury One Bedroom Casita x 1</b> The Pauline   1 King Bed   1 Queen Sleeper	4	\$449	\$359
<b>Two Bedroom/Two Bath Casitas x 2</b> Los Amigos, The Roberto 1 King Bed   2 Double Beds   1 Queen Sleeper	8	\$549	\$459

## The Details

- ✓ Two Night Minimum Stay (3-night min on holidays); **rates are quoted by single night**. Additional nights on the front end or back end may be discounted (if applicable) and can be made and paid for by individual guests.
- ✓ **Only need one night? Ask. It depends on the day/month. Rates may vary from listed rates.**
- ✓ Rates do not include 6% State Hotel Occupancy Tax. There are no other fees such as cleaning.
- ✓ Includes use of all grounds, pool and Pavilion by Casita guests. For special events that draw attendees that are NOT Casita guests, additional fees and venue rental agreement apply.

## Add-Ons

The Ranch House Add-on (+7 more people)	
Located .3 mile past the Casitas: <b>3 Bed/2 Bath</b> - 1 queen, 5 twins	\$459/night; \$399 weekdays
Sleep More People (+8 more people)	
Add 2 people to the Studios (4 total) with the <b>queen air bed package</b> , increases total Casita capacity to 52. NOTE: Furniture must be moved, so space becomes limited. The Package includes all linens, pillows and towels.	+\$125/Casita/stay
Private Parties	
Rehearsal Dinner, Welcome Party, Brunch or Luncheon – venue only. Bartenders, Food/Bev (can bring your own) not included.	Starts at \$500
Stand up Heater Package – include 2 heaters with one tank propane each	\$250
<i>Many other services are available – just ask!</i>	

 Casitas are **DOG Friendly!** MUST be pre-registered. + \$45 + tax per dog/night



Ver. 7/23