

## TERMS AND CONDITIONS OF OUR SERVICES AND PROPERTIES WWW.CVHINMOBILIARIA.COM

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### 1. CONTENT AND COMPLIANCE.

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These "Terms and conditions of our services" includesome of the conditions applicable to the services and properties included in the website **www. cvhinmobiliaria.com** (hereinafter, the "**Website**"), enabled mainly to know the properties whose marketing order for sale and / or rent has been made to D<sup>a</sup>. MÓNICA RUÍZ VIERA.

"**User**" is the person who accesses, uses or browses through the Website.

The complete legal information of the Website (hereinafter, the "**Complete Legal Information**") is made up of a joint character, constituting a unit, by the text contained in this Legal Information document (which includes the Conditions of access, use and navigation), as well as by the Privacy Policy, by the Policy of Cookies and by the "Terms and conditions of our services and properties", documents that you can access directly through a link at the bottom of the Website (hereinafter, all the documents mentioned together referred to as the "**Complete Legal Information**"). Consequently, the interpretation and consideration of the Legal Information of the Website must be carried out jointly by all the aforementioned documents.

The access, use and navigation of the Website by the User, implies their express consent and full compliance with the full content of the so-called "**Complete Legal Information**" (Legal Information document that includes Conditions of access, use and navigation, Privacy Policy document, Cookies Policy document and document of "Terms and conditions of our services and real estate"), so if you do not agree with any of the terms set forth in these documents, please do not provide us with personal data or use the Website or any of the services made available to you therein.

The User can print and store digitally all the aforementioned documents, being at his permanent disposal through a direct access link available at the bottom of the Website.

The User is recommended to read the full Legal Information (Legal Information, Privacy Policy, Cookies Policy and Terms and Conditions of our services and properties), on a regular basis, including each time they access the Website and, in anycase, each time they decide to provide us with personal data through the Website, as its content may be subject to modification. Any modification will be duly published and will always be accessible on the Website, referring to its version and date.

### 2. IDENTIFICATION OF THE DOMAIN OWNER AND SERVICE PROVIDER AND MEANS OF CONTACT.

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In compliance with the provisions of Law 34/2002, of July 11, Services of the Information Society and Electronic Commerce (LSSICE), it is reported that the owner of the domain **www. cvhinmobiliaria.com** (the Website) and the self-employed professional who provides their services through it, as well as the person responsible for the processing of the data is:

**Ms. MÓNICA RUÍZ VIERA**, D.N.I. No. 45.757.506-H, professional and postal address Calle Antonio María Manrique, 8, 12E C.P. 35011 Las Palmas de G.C., province of Las Palmas (Gran Canaria-Spain).

To establish direct contact with D<sup>a</sup>. MONICA RUIZ VIERA:

- Postal address/address: Calle Antonio María Manrique, 8, 12E, - Las Palmas de G.C., province of Las Palmas (Gran Canaria-Spain).
- Phone: (+34) 660. 439.329.
- Email: info@cvhinmobiliaria.com.

For the exercise of rights in protection of personal data:

- Postal address/address: Calle Antonio María Manrique, 8, 12E, – Las Palmas de G.C., province of Las Palmas (Gran Canaria-Spain).
- Email: info@cvhinmobiliaria.com.

### **3. TERMS AND CONDITIONS OF OUR SERVICES AND REAL ESTATE.**

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- Ms. MÓNICA RUÍZ VIERA, through the Website, only carries out the fulfillment of the order made by the owners of the properties included in the Website, to carry out marketing actions between owner and interested person, in order to carry out the operation commissioned and desired by the owner. Ms. MÓNICA RUÍZ VIERA acts by putting both parties in contact and offering the maximum collaboration in the aforementioned operation.
- The content of the properties published on the Website is merely informative and descriptive and do not constitute a firm offer, nor do they have contractual value, being their indicative content, and the User must confirm with D<sup>a</sup>. MÓNICA RUÍZ VIERA the real-time situation of the property.
- The price that appears in the ads in relation to the properties, is the one indicated by the owner / seller of the same, without therefore the price and other information that appears in the announcement in relation to the properties constitute a commercial offer by D<sup>a</sup>. MÓNICA RUÍZ VIERA.
- The prices shown on the Website do not include taxes or expenses of formalizing the operation in question.
- The properties included in the Website are published according to the order made by their owner / seller and the information provided by him, keeping updated the status of availability of the same in accordance with the communication made by the owner / seller, so D<sup>a</sup>. MÓNICA RUÍZ VIERA is not responsible for any outdated status of the same, without prejudice to making efforts to verify the accuracy of the data published in the ads.
- Ms. MÓNICA RUÍZ VIERA will not be in any case responsible for the breaches of the seller / owner of the properties published on the Website, as well as in no case is it responsible for the obligations that legally correspond to the seller / owner. Consequently, any claim or complaint of the interested person / buyer must be directed directly against the owner / seller, exonerating D<sup>a</sup>. MÓNICA RUÍZ VIERA of any responsibility.
- Ms. MÓNICA RUÍZ VIERA will not be responsible in any case for the existence of charges, encumbrances, rights, mortgages, embargoes, censuses and any other circumstance or conflict that could affect the properties published on the Website, keeping D<sup>a</sup>. MÓNICA RUÍZ VIERA indemnified of any responsibility in relation to the indicated.
- Ms. MÓNICA RUÍZ VIERA reserves the right to update and modify the properties included in the Website, their prices, conditions, as well as to withdraw them, without the preceding situation implying any commitment.
- Through the Website, no transaction of purchase or rental of real estate is legally concluded. Reservation commitment agreements, private contracts or deeds of sale will be formalized exclusively through procedures outside the Website.
- The available navigation languages are Spanish, English, German and Swedish. The contents of this document have been written in Spanish and translated into the other languages in which it may be available. In case of conflict between both languages, the Spanish version is set as a priority for interpretation.

### **4. DURATION AND MODIFICATION OF THE TERMS AND CONDITIONS OF OUR SERVICES AND PROPERTIES.**

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The Terms and Conditions of our services and applicable properties will be those published on the Website at any given time. Ms. MÓNICA RUÍZ VIERA, reserves the right to modify, totally or partially, at any time and without prior notice, the content of these Terms and Conditions of our services and properties, by extension, improvement, concretion or updating of its content, both by legislative or jurisprudential changes or business strategy, without this amendment being retroactive. In case of modification, the previous version will cease to be applicable, the modified document will apply from the date of its publication.

The Terms and Conditions of our services and properties will always be accessible on the Website by means of a link at the bottom of it, with information on the number of the version in question and date of publication, from which it comes into force.

## **5. NULLITY AND EFFECTIVENESS.**

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If any of the clauses or texts included in this document is declared or void, the document itself will remain fully effective and binding on the parties in the same terms, provided that it can subsist without the clauses or texts declared null and void.

## **6. APPLICABLE LEGISLATION AND JURISDICTION.**

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The applicable legislation will be Spanish. Unless specific regulations established by another jurisdiction are applicable, the User and D<sup>a</sup>. MÓNICA RUÍZ VIERA, expressly submit to the Courts and Tribunals of Las Palmas de Gran Canaria for any dispute. All this without prejudice to our willingness to resolve any dispute previously amicably.