

2026 GUIDE

TO THE CLASSIFICATION OF FURNISHED TOURIST ACCOMMODATION



DESTINATION
LUBERON 



www.destinationluberon.com

REMINDER :

All furnished tourist accommodation, whether rated or not, must be declared to the local town hall, unless it is the owner's main residence. This declaration must be made using **CERFA form No. 14004**.

1 WHAT IS FURNISHED TOURIST ACCOMMODATION ?



«Furnished tourist accommodation includes furnished villas, apartments or studios for the tenant's exclusive use, rented to short-term guests by the day, week or month, without becoming their main residence...»

French Tourism Code: Article D324-1

2 BENEFITS OF OFFICIAL RATING



The official rating of furnished tourist accommodation is a voluntary nationwide scheme that assesses the quality and comfort level of the property.

Benefits include :

- Reassuring guests about the **quality** of your accommodation
- **Tourist tax** : benefiting from a more favourable fixed rate
- More **advantageous taxation** : a 50% allowance, up to a ceiling of €77,700
- Accepting **holiday vouchers** by registering with the ANCV
- Accessing **promotional tools** to enhance your property and strengthen its market positioning

IMPORTANT !

Any rating application for a one-room furnished property accommodating one or two people will be automatically refused if its floor area is less than 12 m² with a kitchenette, or less than 9 m² with a separate kitchen. Applications will also be refused if the shower room/bathroom and/or toilet are not located inside the property.



3 WHO SHOULD YOU CONTACT ?



To have your property officially rated as furnished tourist accommodation, contact the Destination Luberon Tourist Office, an approved organisation authorised to inspect properties for rating purposes.

A list of accredited and approved inspection bodies in France is available at www.atout-france.com

4 HOW MUCH DOES THE RATING COST ?



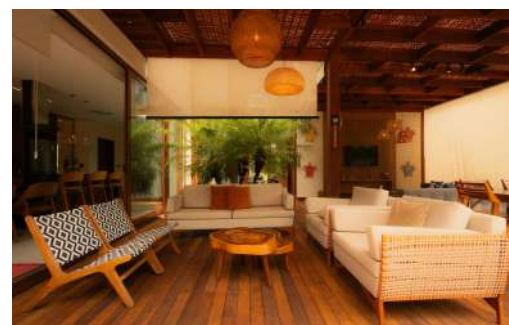
Current rates* :

- **1-2 bedrooms** : €160** (€170** outside the LMV area)
- **3-4 bedrooms** : €170** (€180** outside the LMV area)
- **5 or more bedrooms** : €180** (€190** outside the LMV area)
- **Follow-up inspection** : €60

* Rates include travel expenses and the processing of all or part of the rating application.

** 10% discount from the second property submitted for rating.

Any appointment not cancelled at least 24 hours before the inspection will be charged €50. Rating fees must be paid by cheque, payable to the French Treasury, or by bank transfer.



5 HOW DO YOU OBTAIN A RATING ?



The owner **requests an application pack** from the Tourist Office.

To complete the application, the owner consults the official rating criteria for furnished tourist accommodation. These criteria set the standards for ratings from 1 to 5 stars, based on the property's comfort, facilities and services. Using this framework, the **owner selects the desired rating category**.

To schedule an inspection, the completed application must be returned to the Tourist Office together with the following documents :

- The signed order form requesting a rating inspection
- The application to rate a furnished tourist accommodation property (CERFA form No. 11819*03)
- The duly completed description form for the property to be rated
- The completed and signed confidentiality agreement

Once the application has been received and checked, the technical officer or their deputy will arrange an inspection appointment with the owner.

The inspection will be carried out within three months of receiving the complete application.



6 THE INSPECTION



On the day of the inspection, the owner must ensure that the property is **clean, tidy and presented in its usual rental configuration** - in other words, ready to welcome guests. The owner or their representative must be present.

During the inspection, which lasts between 45 minutes and one hour depending on the property's size, the technical officer and/or their deputy checks that the accommodation meets the criteria for the rating category requested by the owner.

7 THE RATING DECISION



Within one month of the rating inspection, the owner receives the rating decision, which must be displayed in the property, together with the assessment checklist and a detailed inspection report, which must be retained.

If the owner disagrees with the decision, they have 15 days to reject it. The rejection must be submitted using the complaint form and sent by registered post to the Tourist Office's technical officer.

If no rejection is received within this period, the rating becomes final and remains valid for five years.

8 PROMOTING YOUR RATING



An official "Furnished Tourist Accommodation" sign is available as an option. Please contact your Tourist Office for further information.



If your property does not obtain the number of points required for the requested rating category, you will receive an unfavourable decision. The inspection fee will remain payable, as the service has been carried out. A follow-up inspection may be arranged once the necessary improvements have been made. Depending on the nature of the non-compliance issues, supporting documents or photographs may be accepted.





A FEW TIPS BEFORE THE INSPECTION !

PREPARE YOUR PROPERTY FOR THE INSPECTION !

The property must be clean, tidy and in good condition. Please note that the condition and cleanliness criteria (criteria Nos. 95 to 99) are mandatory and cannot be offset by points earned elsewhere. Failure to meet them will result in a **RATING REFUSAL**. Examples include grease stains on floors or walls, chipped or worn furniture, torn pillows or bolsters, and greasy or poorly maintained appliances.



GENERAL FACILITIES :

- Check that all lights in every room are working.
- Check which channels are available on the television(s).
- Provide at least a bucket, a scrubbing brush and a floor cloth - or a mop with a bucket and wringer - plus a vacuum cleaner, an iron and an ironing board.
- Provide good-quality matching coat hangers, preferably wooden, in all wardrobes.
- Provide enough seating chairs, stools or benches for the property's maximum capacity.
- Provide an indoor clothes airer or drying rack.
- Ensure there is at least one available electrical socket, excluding extension blocks, in every room.

BATHROOM FACILITIES AND EQUIPMENT

- Install coat hooks in the bathroom
- Provide a hairdryer

BEDROOM FACILITIES

Check the condition of the bedding, including mattresses and pillows. Provide mattress protectors and either two blankets or one duvet per bed. **IMPORTANT** : Metal bed bases are not permitted. Provide one bedside table and one bedside light per person.

KITCHEN OR KITCHENETTE FACILITIES AND EQUIPMENT

- Ensure that the kitchen or kitchenette has mechanical ventilation, an extractor hood and/or basic ventilation.
- Check that enough matching crockery is provided for the property's maximum number of guests.
- Ensure that suitable equipment is available for preparing meals.
- Provide a pressure cooker, steamer or large cooking pot, as well as a coffee maker or espresso machine.
- Provide a bin with a lid.

GUEST SERVICES

- Provide current-year leaflets and brochures containing local and tourist information, available in French and at least one foreign language.

ACCESSIBILITY AND SUSTAINABLE DEVELOPMENT

- Set up waste sorting facilities and display the sorting instructions in the property, together with information on the location of local recycling collection points.
- Provide guests with general information to raise awareness of the sustainability measures implemented in the property.



TOURIST OFFICE

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