



2025 FARM RATES

1 January to 31 December 2025

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GARDEN
COTTAGES

Rates are per person sharing per night. Min 2-night stay		PEAK	SHOULDER	GREEN
		01.01.25 – 05.01.25 01.06.25 – 31.08.25 19.12.25 – 31.12.25	06.01.25 – 31.03.25 01.09.25 – 31.10.25	01.04.25 – 31.05.25 01.11.25 – 18.12.25
COTTAGES	Half Board	\$ 611	\$ 556	\$ 457
	Full Board	\$ 638	\$ 583	\$ 484
THIRD ADULT SHARING	Half Board	\$ 479	\$ 440	\$ 374
	Full Board	\$ 506	\$ 468	\$ 402
CHILDREN	0-5 years	Free of charge when sharing with parents (max 3 children per cottage)		
	6-15 years Sharing	Free accommodation when sharing with parents. Max 3 children per cottage \$ 88 per child per day for meals (breakfast, lunch & dinner)		
	6-15 years Own Cottage	75% of the adult rate if in own cottage (for the first two children) Additional children - a further 20% discount applies. Max 5 children per cottage		
	16+ years	Adult rates apply		
1 Adult & Children Sharing		Single adult sharing with a child/children will be charged single supplement rate for the adult and the applicable children's rate		
Single Adult Supplement		50% supplement on the per person sharing rate (Half or Full Board)		
Single Child Supplement		75% of the adult single supplement rate		
Drinks Supplement (optional)		\$ 83 per person per night Non-alcoholic beverages, standard spirits, local beer and selected wines		

SPECIAL OFFERS (Subject to availability – only applicable for consecutive night stays)

Stay 4 – Pay 3 6 January – 31 March & 1 September – 31 October 2025

Honeymooners A complimentary couple's massage and romantic dinner set up.
* Min 3-nights within 1 year of marriage. Marriage certificate may be requested.

BOOKING INFORMATION

Pricing is per person, per night, sharing in US Dollars.

Comfortable and individually decorated, each newly refurbished cottage features a large bathroom including a full-size bath, indoor and outdoor shower, most with double vanities and an open fireplace that connects to the bedroom as well as a balcony with either garden, plantation or valley views.

The Garden Cottages can comfortably accommodate a family of 4 in 2 queen beds. Families with 3 children can be accommodated with an extra bed.

Interconnecting cottages and king-bed only cottages are available on request.



FARM HOUSES

Rates are per house per night. Min 2-night stay		PEAK	SHOULDER	GREEN
		01.01.25 – 05.01.25 01.06.25 – 31.08.25 19.12.25 – 31.12.25	06.01.25 – 31.03.25 01.09.25 – 31.10.25	01.04.25 – 31.05.25 01.11.25 – 18.12.25
BUSTANI	Half Board	\$ 2 750	\$ 2 552	\$ 2 178
	Full Board	\$ 2 860	\$ 2 662	\$ 2 288
Maximum of 4 adults OR 2 adults and 4 children				
DEUTSCHES	Half Board	\$ 2 530	\$ 2 332	\$ 1 958
	Full Board	\$ 2 640	\$ 2 442	\$ 2 068
Maximum of 4 adults OR 2 adults and 4 children				
Drinks Supplement (optional)		\$ 83 per person per night (non-commissionable) Non-alcoholic beverages, standard spirits, local beer and selected wines		

SPECIAL OFFERS (Subject to availability – must be consecutive nights)

Stay 4 – Pay 3

6 January – 31 March & 1 September – 31 October 2025

Honeymooners

A complimentary couple's massage and romantic dinner set up.

* Min 3-nights within 1 year of marriage. Marriage certificate may be requested.

BOOKING INFORMATION

Pricing is per night, per house, in US Dollars for a maximum of 4 adults or 2 adults and 4 children (or a combination thereof). The maximum number of guests is 6.

Both family houses offer two bedrooms (one bedroom with a king bed and the second bedroom with two queen beds) each with their own private en-suite bathroom. Each house features a generous living room with an open fireplace, armchairs, sofa and writing desk.

Bustani House is a standalone house, situated high above the valley and coffee plantations, with spectacular views. Decorated with antique and contemporary African art, it features luxurious spacious bathrooms and large balconies off each bedroom.

Deutsches House is a comfortable family house with a large courtyard and decorated to reflect the rich heritage of Gibb's Farm as a German coffee plantation. It is situated amongst the lush gardens and is in close proximity to the main Farm House.

Additional beds are not available for the Family Houses, but it is possible to add a baby cot.



INCLUSIONS

INCLUSIONS

& EXCLUSIONS

Rates are per person per night, minimum 2 consecutive nights, quoted in US Dollars and include 18% VAT and 5% service charge

Rates are subject to change

HALF BOARD: includes Room, Breakfast and Dinner

FULL BOARD: includes Room, Breakfast, Lunch and Dinner

Farm based and local cultural activities as per the activities rate sheet

Wi-Fi

Return Lake Manyara Airport transfers for all stays of 3 consecutive nights or more

EXCLUSIONS

Government Tourism Development Levy 1% of the retail rate per person (subject to change)

TRANSFERS

TO OR FROM GIBB'S FARM (All transfers are quoted per vehicle one-way with a maximum of 6 guests)

Lake Manyara Airport (complimentary for stays of 3 nights or more)	\$ 160
Arusha Airport	\$ 369
Kilimanjaro International Airport	\$ 396
Ngorongoro Crater (Main Gate)	\$ 176
Ngorongoro Crater (Rim) Excludes park entry fees and vehicles fees	\$ 248
Manyara National Park (Main Gate)	\$ 176
Tarangire National Park (Main Gate)	\$ 418
Serengeti (Central)	\$ 869

PARK FEES

PER PERSON PER DAY (Subject to change without notice, correct at time of issue, January 2023)

Ngorongoro Crater (vehicle)	\$ 295 per vehicle
Ngorongoro Crater Park	\$ 71 per adult (\$ 24 for children between 5 & 15 years)
Lake Manyara National Park	\$ 59 per adult (\$ 18 for children between 5 & 15 years)
Lake Eyasi (vehicle)	From: \$110 per vehicle
Tarangire National Park	\$ 59 per adult (\$ 18 for children between 5 & 15 years)



ACTIVITIES

EXPERIENCES AT GIBB'S FARM

	Elephant Caves & Waterfall Walk (includes guide, water & conservation fees)	\$ 18				
	Village Bicycle Tour - 1.5 hours (includes guide and water, minimum 2 guests)	No Charge				
	Mountain Bicycle Adventure - 2 hours (includes guide and water, minimum 2 guests)	No Charge				
	Donate A Desk - allow 2-3 hours for a school visit (made with love by Gibb's Farm)	\$ 83 per desk				
	Rhythm of the Farm activities:	No Charge				
	Bird watching, vegetable harvesting, coffee roasting, cow milking, pigs' feeding, artists in residence, afternoon tea, Tembo fire tales, garden sunsets, and more...	No Charge				
	Garden, Forest and Medicinal Walks	No Charge				
	Massage treatments	POA				
	FULL DAY SAFARIS					
SAFARI	Ngorongoro Crater Safari – Full Day					
	7-seater 4x4 vehicle	\$ 418 per vehicle				
	Includes driver guide - excludes guest park entry fees, vehicle fees, crater service fee					
	Lake Manyara Safari – Full Day					
	7-seater 4x4 vehicle	\$ 418 per vehicle				
	Includes driver guide - excludes guest park entry fees					
	Lake Eyasi Safari – Full Day					
	7-seater 4x4 vehicle	\$ 418 per vehicle				
	Includes driver guide - excludes Hadzabe community fees					
	Packed or Picnic-style Lunch	<table border="0"> <tr> <td>Full Board</td> <td>Included</td> </tr> <tr> <td>Half Board</td> <td>\$ 39 per person</td> </tr> </table>	Full Board	Included	Half Board	\$ 39 per person
Full Board	Included					
Half Board	\$ 39 per person					
	MEETING ROOM FACILITIES					
MEETINGS	Maximum occupancy 20 theatre seating, 16 boardroom seating					
	Room only, guests not staying over-night, full day (6 hours)	\$ 450 per day				
	Inclusions: TV, white board, flip chart, note pads, pens, and mints					
	Lunch for a full day based on a minimum 8 people	\$ 55 per person				
	Inclusions: Morning and afternoon tea served in the meeting room or breakout space	No outside catering permitted				
	Full lunch served in the restaurant or set up in the gardens					
	1 to 5 cottages booked on full board standard tourism operator rates, meeting room hire with inclusions for meetings	\$ 250 Meeting room hire				
6+ cottages booked full board standard tourism operator rate	FOC Meeting room and inclusions					
Group of guests staying inhouse who would like to use the meeting room for less than 2 hours. Tutorials, presentations, private dinners.	FOC Reserve at time of booking					
	DINING AT THE FARM	<table border="0"> <tr> <td>PER PERSON</td> <td>PER CHILD (6 – 15 years)</td> </tr> </table>	PER PERSON	PER CHILD (6 – 15 years)		
PER PERSON	PER CHILD (6 – 15 years)					



CUISINE

Boxed Breakfast		\$ 28	\$ 17
Boxed Lunch		\$ 28	\$ 17
Picnic Hamper	Excluding drinks	\$ 39	\$ 22
	Including house wine, beer, soft drinks	\$ 72	N/A
Farmhouse Lunch (in-house guests & day visitors)		\$ 33	\$ 20
Hot Crater Lunch (minimum of 4 guests)	Excluding drinks	\$ 105	\$ 55
	Including house wine, beer, soft drinks	\$ 138	N/A
Dinner		\$ 55	\$ 28

Children aged 0 – 5 years: complimentary meals | Personalised menus or speciality cuisine, 10 days' notice is required and a surcharge for \$25 per person per day (6 years and older) Requests are dependent on availability and seasonality.

GENERAL

The below is a synopsis only. For full details, please refer to the Gibb's Farm Terms & Conditions document.

Reservations requests will be held for 30 days, after which Gibb's Farm reserves the right to require a minimum deposit of 25% to secure the space

CANCELLATION OR NO-SHOW

In excess of 60 days or more prior to arrival, 0% penalty will be levied.

60 to 46 days 25% of the total reservation value will be charged.

45 to 31 days 50% of the total reservation value will be charged.

30 to 0 days 100% of the reservation value will be charged.

PAYMENT

Deposits made will be based on deposit policy as outlined below under Deposits.

Gibb's Farm will invoice upon completion of booking based on the final room list.

The US Dollar value of the deposits will be credited on the day of stay.

Payment of invoices must be made net of any financial transaction fees. In the event of a change in Government Taxes or Levies, Gibb's Farm reserves the right to pass on the increases.

DEPOSITS

Reservations shall issue a confirming pro-forma invoice reflecting 50% payment 60 days out.

The second 50% to be settled 30 days prior to arrival.

Gibb's Farm reserves the right to cancel any booking without prior notification if deposit payments 60 days before arrival and final payments 30 days before arrival are not received.

