

Access Statement For Serendipity Cottage

Introduction

Our self catering cottage Serendipity is a middle terrace property built in approximately 1800 with access to the front of the property. We have tried to provide as much information as possible in this statement, if you have any queries please do call. To maintain the high standard of our cottages, some fittings within our cottages will change from time to time. The information here is provided in good faith. Should a part of it be important to your booking (eg. furniture or fittings), please highlight this at the time of booking. We look forward to welcoming you.

Pre-Arrival

- We have a comprehensive website www.trevorrick.co.uk that includes many photos of the property both inside and out. We recommend that you take the time to look at this.
- Bookings / enquiries can be made via email, phone or by post.
- The nearest bus stop is in the village of St Issey 1 mile from Trevorrick Farm. A regular bus service links St Issey with Wadebridge (and on to Bodmin) and Padstow.
- The nearest train station (Bodmin Parkway) is 15 miles away; there are accessible taxis at the station or the no. 555 bus travels from Bodmin Parkway mainline railway station to St Issey.
- Shopping can be delivered to your door using Tesco Direct. The Coop supermarket in Wadebridge town centre has a free delivery service for shopping over £20. We also encourage the use of local produce and CornwallinYourKitchen offer an excellent service and deliver local produce ready for your arrival.
- We have a strict no smoking policy in all our cottages and other buildings.

Arrival & Car Parking Facilities

- Luggage can be unloaded at the front door of the cottage
- There is off road parking for 1 car to the front of the property
- Parking is 7 metres away from the front entrance.
- The cottage is approached from the front of our farmhouse
- Access to the front entrance is via a slightly sloping private drive of 1:35 gradient.

Reception

- On your arrival, please call at our farmhouse first.
- There is a gateway 92cm wide and then a short 225cm cobbled slope (1:6 gradient max) to the farmhouse front door with a single step 116cm deep x 110cm wide x 20cm high. The doorbell is 128cm high.
- Alternatively, our back door has a step 117cm wide x 47cm deep x 18cm high. The doorbell here is 150cm high.

Main Cottage Entrance into Sitting Room/Kitchen/Dining

- There is a slight ramp (10cm rise) to the cottage entrance doorway with the concrete driveway having a gentle gradient
- The entrance at the front has a threshold 1cm high
- The door opening is 76cm wide x 186cm high.
- Inside the front entrance is a coir mat 80cm wide x 95cm deep with an edging strip 1cm high x 6cm wide. •The entrance opens into an open plan sitting room leading to a kitchen and dining area. The surface throughout is a smooth quality barn oak laminate floor.
- Overall dimensions 691cm x 342cm

- The ceiling height is 201cm
- Light switches are positioned at a height of 103cm

Sitting Area

- The sitting room comprises a 3 seater sofa (seat squab 45cm high) with arm rests each end and 2 single seater sofa chairs. Cushions are provided (non feather).
- Digital TV provided with remote control (also available are DVD, VHS video, stereo with CD, radio and tape)
- Evenly lit with R63 (low energy) spotlights and a table lamp
- A log burner is provided for additional heating and comfort/enjoyment

Kitchen & Dining Area

- Worktop height 89cm.
- Oven door is drop down which can be accessed from the front or either side
- Hob (integral with the oven) is 90cm high
- Stainless steel sink with integral drainer
- Lever turn hot and cold mixer tap in sink
- Evenly lit kitchen with GU10 halogen spotlights above work surfaces, strip light beneath cupboard and R63 (low energy) spotlight above dining table
- Fridge with freezer compartment over
- Microwave positioned on top of fridge/freezer 139cm high
- Square dining table measures 76cm high with legs on each corner, opens to rectangle when required. 62cm floor to lowest point of table (underspace)
- Chairs (all moveable) – 4 chairs (with padded seat covers) that have no arms.

Inner Lobby

- A sliding door 73cm wide x 193cm high leads from the sitting room to a carpeted lobby
- Overall dimensions 201cm x 165cm

Double Bedroom

- A sliding door 73cm wide x 194cm high leads from the lobby into the double bedroom.
- Bedroom floor is a smooth barn oak laminate floor.
- Overall dimensions 512cm x 316cm
- The electricity meter is situated in a cupboard near the door at a height of 160cm.
- Bed access to the right hand side of the bed is 86cm .
- Bed access to the left hand side of the bed is 216cm.
- Non feather duvets and pillows are provided.
- Sheets, duvet covers and pillow cases are poly-cotton
- Double bed is 4ft6 height 56cm floor to top of mattress
- Ceiling height 201cm

Twin Bedroom

- A hinged door 79cm wide x 196cm high leads from the lobby into the twin bedroom.
- Bedroom floor is carpeted.
- Overall dimensions 435cm x 281cm
- Bed access between beds 82cm.
- Non feather duvets and pillows are provided.
- Sheets, duvet covers and pillow cases are poly-cotton
- Single beds are 3ft wide, height 52cm floor to top of mattress
- Ceiling height 201cm

Bathroom & WC

- Sliding door into bathroom from lobby. Door opening 71cm wide x 192cm high
- Overall dimensions 322cm x 174cm

- Ceiling height 201cm throughout
- Toilet seat height 42cm
- Toilet has horizontal grab rails 60cm long behind and to one side of toilet. To the other side is a drop down grab rail.
- Bath measures 1700cm long x 70cm wide with a step-over height of 56cm
- Standing height in bath 189cm
- Thermostatic shower over bath with temperature limit to prevent scalding (unless manually overridden)
- Non slip rubber bath mat available
- Anti-slip lino floor covering throughout bathroom
- Basin height 81cm, 59cm wide
- Basin grab rails (vertically mounted either side of basin) 27cm long x 3.5cm diameter.
- Basin taps have cross head handles

Additional Information

- Information folder is produced in 12 point font size (can be increased on request)
- Good mobile phone reception for O2 network, other networks have limited or no reception.

Contact Information

- Address: Trevorrick Farm, St Issey, Cornwall, PL27 7QH
- Telephone: 01841 540574
- Email: info@trevorrick.co.uk
- Website: www.trevorrick.co.uk
- Hours of operation: Phones – 09:00-21:00 Monday - Sunday
- Local carers: The Carers Coordinator in Cornwall can give local information on a wide range of services in the area. Tel: 01208 815676 Email: cornwallservices@rethink.org
- Local equipment hire companies: Tremorvah Industries.

Email: tremorvah@cornwall.gov.uk. Tel: 01872 324340

Website: www.tremorvah.co.uk

• Local public transport numbers: Western Greyhound buses 01637 871871 Web: www.westerngreyhound.co.uk

Train www.thetrainline.com

• Local Tourist Information Centre: Padstow 01841 533449

Future Plans

•We are updating photos and text on our website (winter 2009-2010)

We welcome your feedback to help us continuously improve if you have any comments please phone 01841 540574 or email info@trevorrick.co.uk