

Access Statement For Louth Holiday Home

Introduction

Our self catering property is was built in 1892 with access to the front and rear of the property. We have tried to provide as much information as possible in this statement using a recommended template, if you have any queries please contact us.

Pre-Arrival

- Bookings / enquiries can be made via email, letter, or phone.
- Payment can be made by cheque or bank transfer.
- The bus station (buses from Grimsby and Lincoln) is 10 minutes walk from the property.
- The nearest railway stations are Grimsby (15 miles) and Lincoln (27 miles). Both stations have accessible taxis and bus services to Louth.
- By prior arrangement, we can meet you at the Louth bus station and drive you to the holiday home.

Arrival & Car Parking Facilities

- Luggage is unloaded at the back of the property, in the courtyard.
- There is no on-street parking at the front.
- The private courtyard has reserved parking for 1 car at the rear of the property (accessed from the road). Note that due to the residential nature of the communal parking area, we cannot accept commercial vehicles that are higher or longer than a family car, such as Transit vans etc..
- The entrance at the front is an emergency exit only, from inside the property.
- The entrance at the rear has level entry from the parking area via a courtyard.
- Parking is 8.5 metres away from rear entrance
- The property is approached from the courtyard, which has a level tarmac surface.

Main Entrance & Reception

- The courtyard entrance door is 83cm wide. There is a weather board of 6mm across the length of the door threshold.
- Keys to the property are in a 'Keysafe' by the door, 156cm above ground level.
- The entrance is illuminated at night by an external security light.

Ground Floor Areas

- From the entrance door, you pass through the utility room, kitchen, hallway and sitting room, in that order.
- Flooring is wood laminate throughout, with a loose Turkish rug in the sitting room.

Utility Room

- Washing machine (has economy setting) and wall-mounted airer. No tumble dryer.

Kitchen/Dining Room

- The dining table (extendable) has 65cm underspace (floor to lowest point of table)
- 4 chairs (no arms) with padded seats.

- Worktop height 93cm.
- Free-standing double oven with pull down upper door and side-hinged lower door. Hob is 93cm high.
- Sink is 93cm high with normal, turnscrew taps.
- Evenly lit kitchen with dimmable downlighters from ceiling.
- Combi-boiler controlling central heating is accessed via a kitchen cupboard. The controls are 123cm above ground and are clearly labelled.

Emergency Exit

- In hallway at bottom of stairs between kitchen and sitting room. Door key on shelf close by, 71cm above ground. Door opens inward and gives access to the street.

Sitting Room

- Accessed via kitchen and hall (all door widths 74cm).
- 2-seat settee and one tub chair with plenty of cushions (non-feather).
- Teletext TV, DVD, VHS video, stereo with CD and tape are provided, all with remote controls.
- Walk-in under-stair cupboard for luggage storage.

Outdoor Facilities

- Due to the nature of the property, there is no suitable outside area for sitting, playing etc.

First Floor:

- Reached via staircase of 12 steps to landing, then 2 further steps left and right to bedrooms and bathroom.
- Stairway has single handrail on right. Steps are 21cm high, 21cm deep and 81cm wide.
- Landing has rope handrail on one side to assist with the two steps left and right.
- Short pile carpet on stairs and throughout first floor (not bathroom)
- All doors to the bedroom and bathroom on this floor are 74cm wide

Bedrooms

- Double room: 4ft6in bed, accessible from both sides. Bed height (to top of mattress) 52cm, space around bed 63 - 92cm.
- Four, non-feather pillows and non-feather duvet (weight appropriate to season).
- Single room: 3ft bed, bed height (to top of mattress) 59cm, free space at one side of bed 67cm and 107cm at foot of bed.
- Two, non-feather pillows and non-feather duvet (weight appropriate to season).

Bathroom & WC (Shared)

- Next to single bedroom, two steps down then two steps up from double bedroom.
- Bath with flexible shower over and shower screen.
- Shower screen 75cm wide.
- Bath height is 54cm. Integral bath rails available on both sides.
- Shower 169cm above bath.
- Removable, non-slip bath mat supplied

- Non-slip laminate flooring in bathroom
- Toilet seat height 43cm
- Space to the left of the toilet is 23cm, space to the right is 53cm.
- Wash handbasin height 79cm. Taps, normal turnscrew type.

Additional Information

- Information folder available at the property is produced in size 12 font (can be increased on request).
- Light switches and power points at a sensible height to reach from standing position.
- Good mobile phone reception

Contact Information

- Our Address: 10A Upgate, Louth, Lincolnshire LN11 9ET
- Telephone: 01507-354464 or 07816-543538
- Email: info@louth-holidayhome.co.uk
- Website: www.louth-holidayhome.co.uk
- Local mobility shop: People First,144 Eastgate, Louth LN11 9AA. Telephone: 01507 611200
- Local public transport numbers: Traveline 0871-2002233.
- Local accessible taxi numbers: Queen Street Cars 01507 602595 or 01507 609629.
- Local Tourist Information Centre: 01507-609289

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