

BEACH RETREATS

This access statement does not contain personal opinions as to our suitability for those with access needs but aims to accurately describe the facilities and services that we offer all our guests/visitors.

Access Statement for - 12 Dunes

Address - 12 Dunes, The Dunes, Ponsmere Road, Perranporth, TR60FJ

Introduction

12 Dunes is a ground floor apartment on the beachfront development, The Dunes in Perranporth. A beautifully finished lower ground floor apartment with contemporary interiors to the highest standard.

For bookings please contact Beach Retreats on 01637 861005 or visit www.beachretreats.co.uk

Pre-arrival Information

From the A30 heading South take the exit signposted Perranporth/Goonhavern (B3285). Follow the signs through Goonhavern, continuing on the B3285 to Perranporth. Drive into town and turn right at the mini roundabout into St Pirans Road. Take the first right into Ponsmere Road, the development is at the end of the road. Park the car in the allocated parking space and make your way to the main entrance.

Nearest Airport – Cornwall Airport Newquay is located 18.5 miles (29min drive) from the property.

Nearest train station is in Truro and is located 9.2 miles (17min drive)

For information on local buses and fares visit <https://www.gocornwallbus.co.uk/> and/or <https://www.firstbus.co.uk/cornwall>

The nearest mobility shop, Independent Living, can be found in Newquay, <https://independentlivingnewquay.com/> Tel: 01637 498015

Arrival & Parking

- Spaces are numbered and you will find one space allocated for number 12.
- The carpark is tarmacked and fairly level.
- The car park is patrolled by Armtrac, permits are provided at the property for you to display in your car. On arrival you have up to 15 minutes to collect and display the permit in the car. Please ensure the permit is left in the property on departure.

Entrance to Property

- 12 Dunes is on the ground floor.
- Upon entering the building, you will find the key safes in the stairwell area.
- After collecting your key, you can enter the apartment.
- The door width upon entering the apartment is 93cm.
- The hallway width is 146cm.
- There is a shoe bench in the entrance area, and this reduces the width of the hall. The height of the bench is 45cm and the width from the wall to the bench is 82cm.

Kitchen, dining and living space

- This is an open plan kitchen, dining and living space.
- Kitchen area induction hob, single electric oven, microwave, tall fridge freezer, wine fridge, cafetiere, dishwasher and breakfast bar with four stools.
- Spacious living area with a large corner sofa, stylish armchair, TV, Blu-ray player, coffee table, floor lamp and patio doors opening on to the terrace.

Kitchen

- The countertop height is 90cm from the floor.
- Above the counter is cupboards, the distance of these from the counter tops is 65cm.

- There are drawers underneath the counters. The lowest drawer from the floor is 48cm and the highest drawer is 84cm from the floor.
- There is a built-in fridge freezer. The lowest shelf in the fridge is 110cm from the floor and the highest shelf is 181cm. The lowest shelf in the freezer is 53cm from the floor and the highest shelf in the freezer is 75cm.
- There is a table and 4 moveable chairs for dining. The height of the table is 75cm and the chair height is 47cm.
- The height of the breakfast bar is 90cm. There are 4 adjustable stools at the end of the breakfast bar. The stools highest setting is 82cm and lowest is 63cm.

The Living area

- Spacious living area with a large corner sofa, stylish armchair, TV, Blu-ray player, coffee table, floor lamp and patio doors opening on to the terrace.
- The corner sofa height is 47cm.
- The moveable coffee table height is 53cm.
- There is a patio door leading to the outside space. The door width is 93cm and there is a step out of 7cm.
- The stylish armchair height is 43cm.

Master bedroom

- The Master bedroom has a super king size bed (can be made into two singles), wardrobe, chest of drawers, bedside tables, lamps, and hairdryer.
- The door width is 82cm. The light switch is at 113cm from the floor and the thermostat controls is at 141cm.
- The height of the bed is 68cm and the height of the bedside tables are 60cm.
- The space between the wall and the foot of the bed is 60cm.
- The height of the chest of drawers is 84cm.
- There is a wardrobe in the bedroom, the handle height is 122cm and the highest rail inside is 180cm.
- The chair height is 46cm.

Ensuite

- The Ensuite with walk in rainfall shower, heated towel rail, WC and basin.
- The height of the sink is 86cm.
- The toilet height is 42cm and the flush controls is 105cm.
- There is a step up into the shower of 17cm and the gap into the shower is 63cm.
- Once in the shower space, the width is 78cm and the length is 139. The controls height is 118cm.
- The distance from the door to the sink is 98cm.

Second bedroom

- Second bedroom with king size bed (can be made into two singles) with bedside tables, lamps, chair, and double wardrobe.
- The height of the bed is 68cm and the height of the bedside tables are 60cm.
- There is a wardrobe in the bedroom, the handle height is 122cm and the highest rail inside is 180cm.
- The chair height is 46cm.
- The distance from the wall to the foot of the bed is 68cm. The distance from the bed to the window is 43cm.

Family Bathroom

- The family bathroom with a bath with shower overhead, heated towel rail, WC and basin.
- The toilet height is 42cm and the flush controls is 105cm.
- The sink height is 86cm.
- The step into the bath is 55cm and the width of the bath is 65cm. The controls for the shower/bath from the bottom of the bath is 88cm.
- The distance from the door to the sink is 128cm. the distance from the bath to wall is 160cm.

Utility Room

- The utility cupboard has a washing machine. The door handle height is 107cm and the washing machine height is 100cm.