

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 “Lizard”

Address “Atlantic View, Marine Drive, Bude, Widemouth Bay, EX23 0AG”

Introduction

Lizard is a 3 bedroom and 3 bathroom property that can sleep up to 6 people. It has parking and is only 10 meters away from the sea.

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

Pre-arrival Information

Nearest Airport – Cornwall Airport is located 37 miles (53 min drive) from the property.

Nearest train station is in Okehampton and is located 32.1 miles (50 min drive) from the property.

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

Arrival & Parking

From the A30 heading south, take the first exit after Launceston sign posted, North Cornwall, Wadebridge & Camelford (A395/A39). Follow signs for Bude when you reach the A39 and Widemouth Bay will be sign posted as a left hand turn. Pass the Widemouth Manor and turn right. You will see the Atlantic View development on your left hand side as you approach the beach. There are two allocated parking spaces on the left hand side up against the wall as you enter the drive opposite the property.

Entrance to Property

- There is level access from the parking area to the front door.
- The key safe is located 180cm from the floor.
- The front door is 85cm wide with the handle sitting 100cm tall.

All internal doors are 84cm wide with the handle sitting 100cm from the floor.

Living Room

Open plan ground floor living area with widescreen television with Freesat, modern feature wood burner (sorry, no logs provided) and patio door to front walkway.

- The entrance is 97cm wide.
- There are two sofas each with a height of 44cm from the floor to the base.
- There is a feature armchair that is 37cm in height from the floor to the base.
- The tv unit is 64cm tall with the coffee table reaching 43cm tall.
- There are two side tables that reach 61cm in height each.

Dining/Kitchen area

Dining area with table and six chairs, with full-width windows and patio door opening onto the private terrace with sea view. Kitchen area with sea view, dishwasher, fridge/freezer, wine fridge, ceramic induction hob, extractor, oven, microwave oven, washer/dryer and Nespresso Machine (pods not provided).

- The dining table is 77cm high with 6 chairs each reaching 45cm tall.
- The countertop is 90cm tall with the top shelf in the cupboard above reaching an additional 97cm and the bottom shelf an additional 51cm.

- The microwave dials reach 145cm from the floor.
- The top shelf in the fridge is 175cm tall and the top shelf in the freezer reaches 77cm tall.
- The patio doors have a 1cm step followed by 3 steps into the garden at 19cm in height each.

Second bedroom

Ground floor twin room with chalet style bunk beds (single bed above small double).

- The top bed is 155cm from the floor and the bottom bed is 43cm from the floor with 4 steps on the ladder.
- The chest of drawers height is 80cm tall with the wardrobe rail reaching 126cm tall.
- The feature chair is 41cm tall from the floor to the base.
- The space from the bed to the wardrobe is 65cm.

Ensuite

Ensuite bathroom with bath with shower over, WC, basin and heated towel rail.

- The ensuite toilet is 46cm tall with the sink reaching 83cm tall.
- The bath is 54cm in height and 56cm wide with the dials reaching 64cm from the floor of the bath.

There are 3 steps down to the third bedroom from the bunk room each at 20cm in height and a handrail sitting 90cm tall from the steps.

Third Bedroom

Lower ground floor bedroom with zip-and-link bed that can be used as a king or two small singles, built in wardrobe and full-height windows with patio door opening onto the private terrace with views over the lawns and out to sea.

- The bed is 65cm tall with the bedside tables reaching 53cm tall each.
- The wardrobe rail is 175cm tall.
- The feature chair is 41cm from the floor to the base.
- The space surrounding the bed is 50cm to the wall, 81cm towards the window and 130cm from the bottom of the bed to the wall.

- There is a 1cm step out onto the balcony.

Ensuite

Ensuite shower room with large shower enclosure with rainfall shower, WC, basin and heated towel rail.

- The ensuite toilet is 46cm tall with the sink reaching 79cm tall.
- The shower step is 10cm with an entrance of 53cm wide.
- The width of the shower is 80cm and the dials reach 95cm tall.

There are 10 steps of 20cm in height each that lead to the master bedroom. There is a handrail 90cm above the stairs.

Master Bedroom

First floor master bedroom with zip-and-link bed that can be used as a king or two small singles, floor-to-ceiling windows including a patio door that opens onto the balcony with its incredible view over the bay.

- There is a 2cm lip to enter the bedroom.
- The bed is 68cm tall with the bedsides reaching 52cm each.
- The wardrobe rail is 180cm from the floor.
- There is a feature chair that sits 41cm from the floor.
- The space surrounding the bed is 100cm from the window and only 50cm from the wall.
- There is a 1cm step onto the balcony.

Ensuite

Ensuite shower room with large rainfall shower enclosure, WC, basin and heated towel rail.

- The ensuite shower step is 9cm with the entrance being 53cm wide.
- The width of the shower is 83cm and the dials sit 105cm tall.
- The toilet is 46cm tall with the sink reaching 82cm tall.

Outside

Generous private terrace overlooking the lawn and sea, complete with recliners and firepit. Please note the garden is now fenced.