

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 "Mabyn"

Address 19 The Village, Watergate Bay, TR8 4AA

Introduction

Mabyn is situated just moments from the shoreline of Watergate Bay. For bookings, please contact Beach Retreats on 01637 861 005 or visit www.beachretreats.co.uk

Pre-arrival Information

From the A30 heading south, exit at Highgate Hill and take the 3rd exit signed A39 towards Wadebridge & Newquay. At the Halloon roundabout, take the third exit, continuing the A39 towards Wadebridge. At the next roundabout take the 1st exit onto the A3059, signposted to St Mawgan and the Airport.

After about 1 mile pass the garage on the right-hand side and take the next right turn, approximately 1/2 mile after this, to St. Mawgan and the Airport. Continue along this road past the Airport and at the next 'T' junction, turn left onto the B3276 towards Watergate Bay. Drive into the Bay. At the junction at the bottom of the hill, please turn right which is signed Mawgan Porth. The Village is halfway up the hill on the left.

Nearest Airport – Cornwall Airport Newquay is located 4.1 miles (10 min drive) north from Mawgan Porth.

Nearest train station is in Newquay and is located 5.2 miles (13 min drive) north from Mawgan Porth.

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

Parking:

- There are designated car parking spaces for 2 cars.

Kitchen/dining area:

- The kitchen island is 97cm tall, 98cm wide and 248cm long.
- There are 4 stools that are 55cm high from the floor to the top of the seat cushion, the stools can be moved.
- The dining table is 99cm wide, 74cm high and 230cm long.
- There are 8 chairs which are 45cm from the floor to the seat and 2 head of table chairs which are 43cm from the floor to the seat. All the chairs can be moved.
- The gap from the island to the table is 74cm, from the table to the window is 116cm and from the table to wall is 149cm.
- The gap from the island to the sink is 103cm and from the island to the oven is 97cm.
- The distance from the floor to the oven handle is 73cm and from the floor to the cupboard handle is 85cm.
- The highest cupboard shelf is 150cm from the floor.
- The microwave is 170cm from the floor.
- The highest shelf in fridge is 180cm from the floor.
- The width of the door into the utility room is 173cm.
- The washer dryer is 87cm high.

Lounge area:

- There are 3 reading chairs which are 35cm from the floor to the seat, the chairs do not have any sides or arm rests. These chairs can be moved.
- The 2 sofas are 48cm from the floor to the top of the seat cushion. There are 2 additional chairs which are 45cm from the floor to the seat cushion and do have arm rests.
- There is a large pouffe in the centre of the room, the gap between sofa one and the pouffe is 76cm and between sofa two and the pouffe is 65cm. The distance between the pouffe and the chairs is 108cm however the chairs can be moved.
- The gap from the wall to the sofa is 119cm, from the window to the chairs is 121cm and from the shelving unit to the sofa is 170cm.
- The side table is 43cm high, the TV cabinet is 64cm high and the side cabinet is 81cm high.

Upstairs WC:

- The upstairs WC is next to the main entrance, the width of the door is 84cm and the width of bathroom is 157cm. The door handle is 102cm from the floor.
- The height of the toilet seat is 45cm and the height of the sink is 82cm.
- There is a shelf around the toilet and the sink which is 122cm.

Balcony:

- The balcony door is 176cm wide when fully opened.
- The width of the balcony is 293cm and the height of the railing is 112cm.
- There are 3 sun loungers which are 23cm high from the floor to the top of the seat cushion and 3 chairs which are 45cm high. These can all be moved.
- There are 2 rattan sofas which are 30cm high with a small round table which is 60cm high.
- There is an additional patio table which is 40cm high.

Stairs:

- There are 13 steps that lead down to the ground floor. The steps are 21cm high 27cm long.
- The distance from the floor to handrail 102cm.
- There is a stair gate at the top of the stairs.
- The downstairs hallway is 95cm wide.

Bedroom one:

- The hallway to the master bedroom is 166cm from wall to wall.
- The doorway is 84cm wide.
- The super king bed is 75cm from the floor to the top of the mattress.
- The gap from the wardrobe to the bed is 278cm, from the window to bed is 118cm and from the bed to the TV wall is 100cm.
- The desk is 76cm high and the stool is 45cm high.
- There are 2 bedside tables which are 72cm high and a chair which is 40cm, these can all be moved.
- The height from the floor to TV is 109cm.

En-suite Bathroom:

- The width of the door to the ensuite is 84cm.
- The gap from the door to the sink is 219cm and from the wall to the bath is 125cm.
- The bath is 80cm wide and 62cm high, the entrance to the shower is 56cm wide.
- The toilet seat is 45cm high and the sink is 81cm high. There is a shelf around above the toilet and sink which is 122cm from the floor.

Bedroom Two:

- The hallway to the master bedroom is 166cm from wall to wall.
- The doorway is 84cm wide.
- The super king bed is 75cm from the floor to the top of the mattress.
- The gap from the wardrobe to the bed is 278cm, from the window to bed is 118cm and from the bed to the TV wall is 100cm.
- The desk is 76cm high and the stool is 45cm high.

- There are 2 bedside tables which are 72cm high and a chair which is 40cm, these can all be moved.
- The height from the floor to TV is 109cm.

En-suite Bathroom:

- The width of the door to the ensuite is 84cm.
- The gap from the door to the sink is 219cm and from the wall to the bath is 125cm.
- The bath is 80cm wide and 62cm high, the entrance to the shower is 56cm wide.
- The toilet seat is 45cm high and the sink is 81cm high. There is a shelf around above the toilet and sink which is 122cm from the floor.

Bedroom Three:

- The width of the doorway into bedroom 3 is 84cm.
- The bed is 75cm from the floor to the top of the mattress.
- The gap from the wardrobe to the bed is 100cm, from the window to bed is 102cm, from the bed to the TV wall is 128cm and from the mirror to the bed is 162cm.
- The desk is 76cm high and the stool is 45cm high.
- There are 2 bedside tables which are 72cm high and a chair which is 40cm, these can all be moved.
- The height from the floor to TV is 109cm.
- The lowest shelf in the wardrobe is 20cm from the floor and the highest shelf is 183cm.

Bedroom Four:

- The width of the doorway into bedroom 4 is 84cm.
- The bed is 75cm from the floor to the top of the mattress.
- The gap from the wardrobe to the bed is 100cm, from the window to bed is 102cm, from the bed to the TV wall is 128cm and from the mirror to the bed is 162cm.
- The desk is 76cm high and the stool is 45cm high.
- There are 2 bedside tables which are 72cm high and a chair which is 40cm, these can all be moved.
- The height from the floor to TV is 109cm.
- The lowest shelf in the wardrobe is 20cm from the floor and the highest shelf is 183cm.

Family Bathroom:

- The main bathroom is Jack and Jill style, this can be accessed via bedroom 3 and 4. The width of the door is 84cm.
- The corridor lading between both doors is 117cm wide.
- The bath is 68.5 cm wide.

- The shower is 86cm wide and the entrance to the shower is 56cm wide.
- The sink is 79cm tall and the gap between the sink and the towel rail 153cm.