

# 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** "Watergate lodge"

**Address** "Tregurrian Hill, Watergate Bay, Tr84AD"

## **Introduction**

Watergate Lodge is a brand-new eco-friendly beach house, located just 400 metres from the beach. Walk through the gorgeous, landscaped gardens of the Whitehouse, down the footpath and you're on the beach.

For bookings, please contact Beach Retreats on 01637 861 005 or visit

[www.beachretreats.co.uk](http://www.beachretreats.co.uk)

## **Arrival & Parking**

Parking is available for up to 3 cars. Electric vehicle charging available through an untethered Rolec Wallpod charger.

## **Entrance to Property**

- The front door is a double door with the option to open just one or both at a time. Opening one door allows the entrance to be 95cm, opening both doors will allow the width of the entrance to be 190cm.
- Upon entering the property there is a built-in bench to the right and the height is 52cm from the floor to the seating.
- The distance between the front door to the lounge/kitchen/dining room is 242cm.
- The width of the hallway area in between the front door and the utility room is 200cm

## **Utility room**

- The width of the door to the utility room is 84cm. In the utility room there is a counter space. The counter width is 127cm and is 92cm tall.
- There is a washing machine and dryer, both are 87cm tall.

- There is a cupboard which is 142cm up from the ground. The lowest shelf is 52cm from the ground and the tallest shelf is 114cm from the ground.

### **Bathroom**

- There is a bathroom leading on from the utility room.
- The door width is 84cm. In the bathroom there is a sink, shower, and toilet.
- The height of the bath from the floor is 65cm and the width is 80cm. The bath taps are 60cm high.
- The height of the sink is 86cm.
- The height of the toilet seat is 45cm.
- The width of the shower is 62cm and there is a 4cm lip up into the shower.
- The shower tap height is 127cm from the ground. The shower head height is 230cm

### **Sitting room**

- The sitting room has 2 sofas. They are both 45cm high from the floor to the top of the seat. One sofa is blue and the other is grey. There are also two matching brown chairs. The height from floor to seat is 40cm.
- There is a side table next to the sofa which is 38cm tall. There is a coffee table in the middle of the space which is 45cm tall. There is a sideboard which is 76cm tall.

### **Kitchen/ dining room**

- The kitchen Island is 92cm high, 122cm wide and 122cm in length.
- Stools for island are adjustable in height and moveable, the height of the stools is 72cm from the floor to the top of the seat.
- The gap from the Island to the fridge is 130cm, the Island to the sink is 123.5cm, the Island to the oven is 130cm, and the Island to the dining table is 110cm.
- The height from the floor to cupboard door is 86cm. The lowest shelf in the cupboard is 19cm and from the floor to highest shelf is 148cm.
- The oven is 94cm high and the microwave is 135cm high.
- The dining table is 111cm wide and the 363cm long. The dining table has a built-in bench that goes the length of the dining table across one side and 7 moveable chairs around the rest of the table. The chairs are 45cm from the floor to the seat and the bench is 44cm from the floor to the seating.
- Across from the table is a log burner which is 155cm away from the table.

### **w/c**

- The door width is 84cm.
- The distance between the door and the toilet is 94cm.
- The sink height is 87cm and the shelf height is 101cm.
- The towel rail height is 115cm.

### **Family room**

- There is a separate TV/ family room with double sofa bed, sofa, 65-inch smart TV, armchair, bean bags
- The height of the grey sofa is 51cm and the height of the blue sofa is 45cm, this is from the floor to the top of the seat.
- There is a brown chair at the height of 45cm.
- The side table height is 42cm.
- There is a bookshelf, the highest shelf is at 181cm, and the lowest shelf height is 16cm.

### **Bedroom 1**

- The door width is 85cm.
- The space between the wardrobe to the bed is 75cm, the bed to the desk is 105cm and the bed to the patio door is 97cm.
- There is a chair, and the height of the seat is 45cm.
- The bedside table height is 58cm.
- The highest shelf in the wardrobe is 200cm from the floor and the highest rail is 193cm. The lowest draw is 41cm from the floor.

### **Ensuite 1**

- The door width is 76cm.
- The height from the floor to the sink is 81cm, the floor to the toilet seat is 45cm and the floor to the shelf above sink is 103cm.
- The towel rail height is 209cm.
- The entrance to the shower is 56cm., there is a 2cm lip into the shower. The shower tap height is 127cm. The shower head height is 124cm.
- The space between the bathroom door to the shower is 150cm and the space between the bathroom door to the toilet is 102cm.

The width of the hallway leading from bedroom 1 to bedroom 2 is 131cm.

### **Bedroom 2**

- The door width is 85cm. The width of the entrance hall to the bedroom is 108cm.
- There is a desk with a chair in the bedroom. The height of the desk is 80cm and the seat of the chair is at 45cm.
- The gap between the bed to the window is 122cm.
- The bedside table height is 55cm.

- The highest shelf in the wardrobe is 200cm from the floor and the highest rail is 193cm. The lowest draw is 41cm from the floor.

### **Ensuite 2**

- The toilet, sink, shower, and controls are all the same heights as ensuite 1.
- The width between the toilet and the bathroom door is 96cm.
- The space between the shower and the bathroom door is 150cm.

### **Bedroom 3**

- The door width is 85cm.
- The height of the bed is 58cm.
- The highest shelf in the wardrobe is 200cm from the floor and the highest rail is 193cm. The lowest draw is 41cm from the floor.
- The space between the bed and the window is 120cm.
- The height of the bedside table is 60cm and the height of the dressing table is 80cm.
- There is a chair in the bedroom and the height of the seat is 45cm.

### **Ensuite 3**

- The sink height is 86cm and the height of the toilet seat is 45cm.
- The entrance to the shower is 56cm., there is a 2cm lip into the shower. The shower tap height is 127cm. The shower head height is 124cm.
- The space between the shower and bathroom door is 150cm.
- The space between the toilet to the bathroom door is 100cm.

### **Bedroom 4**

- The door width is 85cm.
- The narrowest part of the bedroom is 70cm wide.
- The highest shelf in the wardrobe is 200cm from the floor and the highest rail is 193cm. The lowest draw is 41cm from the floor.
- The height of the bed is 58cm.
- The space between the wall and the bed is 70cm.
- The bedside table height is 60cm.
- There is a stool and dressing table. The table height is 81cm and the stool height is 45cm.
- There is a separate chair, and the seat height is 40cm.

#### **Ensuite 4**

- The sink height is 86cm and the height of the toilet seat is 45cm.
- The entrance to the shower is 56cm, there is a 2cm lip into the shower. The shower tap height is 127cm. The shower head height is 124cm.
- The space between the bathroom door to the bath is 120cm.
- The width of the bath is 78cm.
- The space between the shower and bath is 66cm.

#### **Bedroom 5**

- The door width is 85cm.
- The highest shelf in the wardrobe is 200cm from the floor and the highest rail is 193cm. The lowest draw is 41cm from the floor.
- The height of the bed is 58cm.
- The gap between the bed to the wall is 85cm and from the bed to window is 160cm.
- The height of the dressing table is 79cm and the stool height is 45cm.

#### **Ensuite 5**

- The width of the door is 76cm.
- The gap from the wall to the door is 101cm.
- The sink height is 84cm and the height of the toilet seat is 45cm.
- The shower has a sliding door, and the width is 70cm. The length of the shower is 87cm.

#### **Outside Area**

- The step down to patio area is 15cm. The door width from the lounge to the outside area is 225cm.
- The table outside is 80cm tall.
- There are 2 steps down to fire pit, the steps are 20cm tall and 28cm wide. From wall to wall there is a gap of 153cm. The seating around the fire pit is 47cm tall.
- There are 5 wooden steps leading to the turfed garden, the steps are 15cm tall and 75cm wide.
- There are 17 Steps to top terrace.
- On the terrace there is a bench that is 43cm tall, tis cannot be moved. The remaining outdoor seating can be moved, and the seat height is 43cm.

Leaving the garden there is a gate at a height of 91cm and the lock is 86cm.