

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 "Wonderwall"

Address 2 The Dunes, Upton Towans, Hayle, TR275GD

Introduction

Wonderwall is a unique three-bedroom eco chalet, situated on the Dunes at Upton Towans in Hayle. Tucked into the dune-dotted landscape on the edge of Upton Towans Nature Reserve.

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

Pre-arrival Information

From the A30, head south-west towards Loggans Moor roundabout. At Loggans Moor roundabout in Hayle, take the 4th exit signposted Hayle B3301. You will pass a Lidl's supermarket on the right. At the double mini roundabout next to Lidl's, turn right on to Loggans Road B3301, signposted 'Upton Towans' and Gwithian'. Continue along this road for approximately 1 mile, you will pass a right-hand fork in the road on to Treeve Lane. Stay on the B3301 and take the next left turning on to a private road. You will see an old chimney stack directly ahead. Continue along this private road, the road will bend around to the right and lead to the entrance of 'The Dunes'. Access is through a gated barrier with a code to enter. Once the barrier has lifted, drive into The Dunes development. Wonderwall is the second property on the left – number 2.

Nearest Airport – Cornwall Airport Newquay is located 33.6 miles (44 min drive) from the property.

Nearest train station is in Hayle and is located 2.4 miles (8 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>

The nearest mobility shop, Mobility scooter and wheelchair hire cornwall, can be found in Truro. <https://www.hireamobilityscooter.co.uk/> Tel: 01872 491408

Arrival & Parking

- There are two parking spaces on the drive at the front of the house.
- The drive is stone chippings all over.

Entrance to Property

- The path leading to the front door is stone chippings and is flat with level access.
- The key safe is in the garden. Open the garden gate, located to the left-hand side from the front door. Once you have opened the garden gate, you will see the key safe attached to the wall on the right-hand side.
- The front door to the property is 72cm wide and is level access into the property.
- The front door opens into the main hallway of the property.
- Internal door widths are 56cm.

Hallway

- The entrance area of the property and beginning of hallway starts as a wide, open space of 100cm.
- The hallway narrows when going down to the bedrooms/bathroom. The narrowest part is 85cm.
- There is hardwood flooring throughout the property.

Kitchen/living/dining area

- Open plan living, dining and kitchen space, featuring floor to ceiling glass windows and large sliding patio doors to the garden.

Kitchen Area

- The door width into the kitchen area is 80cm.
- The height of the kitchen island and counter is 90cm. This also includes the oven height and the sink.
- The distance from the kitchen island to the fridge freezer is 110cm wide.
- In the fridge freezer, the lowest shelf in the fridge is 125cm and the highest shelf is 165cm and In the freezer the highest shelf is 80cm.
- There are 4 bar stools at the kitchen island and the height of these are 80cm.

Dining Area

- The distance from the kitchen island to the dining table/chairs is 58cm.
- The dining table height is 76cm.
- There are 7 chairs around the dining table and the height of the chairs are 50cm.
- Walking around the table, the nearest piece of furniture is a storage unit and the distance from the table to this unit is 40cm. The nearest wall is 53cm from the table.
- There are 6 chairs around the dining table. The height of these is 50cm from the floor to the seat.

Living area

- The height of the sofa is 40cm from the floor to the seat.
- The kitchen area is behind the living area and the distance from the kitchen island to the sofa is 80cm.
- The distance from the sofa to the TV unit is 100cm.
- The distance from the sofa to patio door is 90cm and the height of the sofa is 30cm.
- Large patio door leading to garden area. There is a 10cm lip down to a 20cm step to get out to the garden.

Master bedroom

- The width of the door into the bedroom is 73cm.
- The height of the bed is 57cm. The distance from the foot of the bed to the wardrobe is 65cm.
- The distance from the bed to the patio door is 70cm.

- There is a 10cm lip out of the patio door and the door width is 50cm. This door leads out to the front area of the house.

Ensuite

- The width of the door into the bathroom is 65cm.
- The height of the sink is 80cm and the height of the toilet is 40cm.
- The gap into the shower is 44cm and once inside the shower, the width is 65cm. The shower dials are at 100cm in height.

Bedroom 2

- The second bedroom has a king size French four poster bed. The height of the bed is 52cm.
- The distance from the wardrobe to the bed is 195cm.
- The distance from the foot of the bed to the wall is 50cm.
- The distance from the bed to the chest of drawers is 40cm.

Bedroom 3

- The door width into the 3rd bedroom is 70cm.
- This bedroom contains a chalet bunk, with a double on the bottom bunk and a single bed at the top.
- The height from the floor to the bottom bunk is 60cm and the top bunk is at 165cm.
- The distance from the bed to the wall is 115cm.
- The distance from the bed to the garden patio door is 90cm.
- There is a 30cm step down from the patio door to the garden.
- Inside the wardrobe, the shelf height is 90cm and the rail height is 190cm.

Family Bathroom

- The bathroom door width is 74cm.
- The sink height is 80cm and the toilet height is 73cm.
- The height of the bath is 55cm.
- There is a shower overhead of the bath, the height of the shower is 116cm and the dials are at 90cm.
- The width of the bath is 47cm.

