

Access Statement

Property Name: River View

Description: Ground Floor Cottage

Pre Arrival and local facilities

Nearest bus stop: 2min walk approx. 100mtrs

Nearest train station: Malton 40 minute drive. Approx. 20miles

Nearest petrol station: Jet Petrol Station, Kirkbymoorside approx 20 minutes.

Mobility Equipment hire: Eden Mobility, Scarborough 1hr 10mins

Nearest food shop: On site shop. Groceries – Pickering 20mins drive

Nearest Pub/ Restaurant: Coach House Inn 2min walk. White Horse Farm Inn 5 min walk

Arrival and car Parking

Please provide us with your car reg so you can gain entry through barrier on arrival.

Type of parking available: on – site

Number of spaces available: 1

For what sized car: any

Parking surface is: tarmac

Is the parking level: Yes

Is there good space to unload once parked: yes

Distance to property from parking: 7mtrs

The width of the path to property is: n/a

Number of steps to entrance: 0

Main Entrance

The main entrance door width is: 67cm or both French doors open – 1.35mtrs

Number of steps to the main entrance is: 2 down once through main entrance

The height of the key safe is: 1.3m

The height of the key hole is: 96 cm

How many other entrances to the property are there: 0

The other entrance door widths are: n/a

Number of steps to the other entrances: n/a

Living and Dining rooms

Type of flooring: laminate

Width of doorways: 73cm

Is there good space between furniture: no

Is the furniture movable or fixed: Movable

Kitchen

Type of flooring: laminate

Width of doorways: 73cm

Worktop height: 920cm

Is oven set high or low: low

Fridge height: 840cm to bottom of fridge

Freezer height: 840 to top of freezer

Is crockery stored in low or high cupboards: low

Bedrooms and landings

How many floors does the property have: 1

Type of flooring: carpet bedrooms, laminate hallway

Width of doorways: 73cm

Beds: 1x double, 2 x single

Is the bedroom furniture movable or fixed: movable

Bathrooms and cloakrooms

Type of flooring: lino

Width of doorways: 73cm

Is there an accessible or adapted WC? No

Is there an accessible or adapted bath or shower? No

Is there a ground floor WC? Yes

Is there a ground floor bathroom and shower room? Yes

Does the bath or shower have a grab rail or handle fitted? no

Is there any shower where access is level rather than a step up? No – shower is located in bath.

Outdoor Facilities

External areas are: Courtyard with Yorkshire stone slabs

Is permanent seating provided: bench

Is there outside lighting: minimal

Is there a colour contrast of critical surfaces? No

Are there footpaths to follow for visually/mobility impaired? No

Are there barriers to entry into any part of the garden? No

Are there any other hazards? Raised stone planters

General

Is there a landline telephone for guests to use: no

Mobile reception information: mobile reception is non-existent in Rosedale Abbey

Closest public telephone is: located at Main Entrance to park

Can you easily access an electrical socket in all rooms without having to move furniture? Yes

Are electrical sockets generally set low or high: low

Do you provide speciality alarms for hearing or sight impaired guests? No