

Access Statement

Fisherman's Retreat Whitby

Introduction

Our self contained flat is on the first and second floor of one of the lovely cottages on the old part of Church Street. It rests at the bottom of the famous 199 Abbey steps and two minutes walk from Tate Hill beach. It has two bedrooms both with double beds but is only suitable for three people as one of the double beds is up against a wall and if shared, one occupant would have to climb over the other occupant to get in and out of the bed. Although I must say that our children do not mind this at all. The property has gas central heating and a cosy coal effect gas fire in the living room. There is a small garden / patio area to the rear of the flat which is suitable for BBQs and there is a larger garden with a grassed area suitable for enjoying the sun and hanging out wet beach clothes. We have tried to provide as much information as possible and hope that you enjoy your stay

Pre-arrival

Details of the property can be found on www.whitbyholidaycottages.net

The reference number for "Fisherman's Retreat" is 010

There are photographs of the rooms, together with mapping facilities for the property location. Enquires and Bookings can be made through Whitby Holiday Cottages by telephone, email or in writing. This Access Statement is available on the website and in the Welcome file within the flat.

Directions

On entering Whitby from the north, follow the A171 to the traffic lights. Turn left, following signs to the town centre. Continue down Down Dinner Hill to the mini roundabout. Take the second exit off the roundabout continuing along Bagdale into the town centre. Entering Station Square continue to the roundabout, taking the first exit on to New Quay Road. Continue to the Swing Bridge. Cross over the bridge and where the road turns 90⁰ to the right, turn left on to the cobbled area of Church Street. Follow this road until just before it curves to the right. Hamonds Jewellers is on the right hand side. You will be able to park outside the jewellers to unload. The entrance to Wilsons Yard is to the right of this shop. Go through the small wooden gate into Wilsons Yard. Our garden gate is immediately on the right hand side. There are one or two steps at the gate. Walk through the garden/patio area and there are seven steps with hand rails on both sides and balustrade which lead up to the door. Once unloaded there is a turning point at the top of the street. Please do not leave your car after you have unloaded as the traffic warden does not take kindly to people parking for long periods of time. Although he is very happy for you to unload and load.

Arrival and Car Parking Facilities

Keys for the flat should be collected from the office of Whitby Holiday Cottages on Flowergate. Directions for their office will be sent with your booking information. There is no designated parking for the flat as this area of Church Street is a restricted area and vehicles can only be left here whilst loading and unloading. Once unloaded proceed forward on to Henrietta Street, there are various places to turn round but it is advisable to use the turning area at the end of this street.

There is a large car park with 24 hour parking only a couple of minutes away off the tarmaced area of Church Street and restricted and unrestricted parking on the side of Church Street. Unrestricted parking can also be found on the West Cliff

Garden / Patio Area

The garden area is suitable for BBQ s. There is a 6' x 8' shed in the garden with Charcoal BBQ & Garden Furniture which is for your use. The shed can also be used for your personal storage but we must point out that any items left within the shed must be covered under your own house insurance. Please do not put hot ashes from the BBQ into the plastic bins. Behind our garden there is another larger area for seating and a lawned area with a washing line which can be used to dry wet suits, swimming clothes etc.

Entrance

The front door is accessible via 7 steps with hand rails and balustrade to both sides . Proceeding into the fully carpeted hall. There are three light switches as you enter the hall and these are for the outside light, the hall light and upstairs light. Leading off from the hall is the Shower room, Kitchen/Living area, Cloak room and stair case leading to the Bedrooms.

The cloak room houses the vacuum cleaner and other items and is suitable for shoes, boots and coats.

There is a smoke alarm and central heating thermostat located within the entrance hall

Kitchen / Living Area

Living Area - With push light switches – one for kitchen area and one for living area. The living area is fully carpeted and has a coal effect gas fire with marble hearth and wooden surround. There is a large gilt mirror over the fireplace and carbon monoxide detector on the wall. There is a flat screen TV, Freeview and DVD player. We have provided a few DVDs. The living area houses the comfy chairs and a dining table and four chairs. The living area and the kitchen area are defined by a silver edging carpet strip

Self Catering Kitchen Area - The kitchen is open plan to the living / dining room. The kitchen area has a lino floor and lighting under the wall cupboards. . It is fully equipped with a free standing gas cooker, grill and hob with over head extractor fan. The oven door opens to left hand side and the grill door opens downwards. The free standing fridge has a small freezer compartment. The kitchen units are of good quality with base and wall units. The kitchen is well equipped with all necessary cooking utensils.

Shower Room

Pull cord light. This room houses an electric shower, low level WC and wash basin. The shower is within a perspex cubicle and has a pull cord isolator, The wash basin is set into a vanity unit with a mirror over. Lino on the floor and extractor fan.

Staircase

The fully carpeted stair case is spiral. There is a banister rail on the left hand side when ascending. The small landing at the top of the stairs has a mirror and dormer roof light. There is a small chest of drawers on the landing

Bedroom 1.

This room is fully carpeted and has a double bed with bed side cabinets at both sides. There are built in wardrobes with plenty of hanging space and storage. The ceiling is low at the window side of the room.

Bedroom 2.

This room is also fully carpeted and has a double bed which is only accessible from one side. There is one bed side cabinet. There is no hanging space within this bedroom but as the wardrobes in the other bedroom are so large there is hanging space available within them. Also there is a small chest of drawers on the landing just outside the bedroom door which is useful.

Misc.

The property has gas central heating and radiators in every room.

Dimensions and measurements of doors / Heights of steps & light switches etc.

Entrance - Front door width 73 cms. With two mortice locks. Bottom lock 104 cms and Top lock 150 cms from level of top step on stairs. There are 7 steps of 22 cms each leading to external door. Threshold 5 cms onto carpet.

Three push light switches in the hall are 134 cms from floor

Staircase – The staircase is spiral with 11 steps which are approx. 22 cms in height. The cabinet on the landing is 2' 5" tall.

Door way into the Kitchen / Living Area is 72 cms wide

Kitchen / Living area - Work top height 94 cms with sink inset at this level. 1 cm threshold between the lino in the kitchen and the carpet in the living area indicated by a silver edging strip. The TV stand is 1' 10" tall, 2' long and 1'5" wide. The settee and chairs are 2' 11" arm height from floor, 1' 5" floor to seat and 3' 3" height of back rest from floor. The table is 2' 6" high and 3' 4" x 1' 8" top when folded.

Bathroom - Door width 73 cms

Toilet seat height 42 cms

Vanity unit 86 cms in height

Bedroom 1 - door width 75 cms 1.8 m hanging space within wardrobe

The bed is 1' 9" off the floor. The bedside cabinet is 1' 11" tall

Bedroom 2 - door width 61 cms

The bed is 1' 9" off the floor. The bedside cabinet is 2' tall