

Applegarth Access Statement

Applegarth
Grosmont
Whitby
YO22 5QW

Introduction

We have tried to provide as much information as possible in this statement and do hope you enjoy your stay.

This property is **not recommended for anyone with limited mobility, due to limited access and stairs.**

Pre-arrival

Details of the property can be found on cottage website applegarthholidaycottage.co.uk where there are photographs of the rooms, together with mapping facilities for the property.

This Access Statement is available on the website and in the Welcome File in the cottage

Arrival and Car Parking Facilities

The cottage does not have road access. The nearest road is Front St, Grosmont, which is 100m away. Access is along a tarmac public footpath that crosses the Murk Esk on a bridge, then a sloping shingle path to the cottage. There is street lighting on the tarmac footpath, solar powered mini-lights along the shingle path and an automatic security light as you enter the garden.

There is restricted parking in Front Street. Visitors are recommended to obtain a parking permit for the North Yorkshire Moors car park nearby – a further 300 m away.

Keys for the cottage are left in the key-safe in the outside lavatory located close to the main door to the property. The key-safe number will be provided in advance of arrival.

Access to the Cottage

The main entrance is accessed through a covered way with no steps.

Main entrance door, hinged on the left hand side, opening inwards, 66 cm wide. The door handle is approximately 117 cm from the floor. The door is “stable door” style, with separate upper and lower halves, each having a lock below the handle. There is a floor ridge across the doorway 4 cm high.

Utility Room

Separate under-counter washing machine

Work surfaces at a height of 94 cm

Various units below the work surface and overhead fitted units – standard height

Pass through through the utility room into the main hallway, door width 63 cm

Kitchen

Door width, 63 cm

Work surfaces at a height of 94 cm

Various units below the work surface and overhead fitted units – standard height

Inset electric hob and sink at the same height

Inset twin oven with drop down door

Fitted larder fridge below the work surface

Freestanding counter top microwave and toaster

4 solid wood dining chairs, seat height 44 cm from the floor

Dining table, floor to top of table 74 cm

Wood burning stove

Window seat, height 45 cm from the floor

Stone tile flooring laid

Larder/Store

Door width, 55 cm

Full height fridge freezer – use optional, requested to leave defrosted when you depart

Cupboard unit height 79 cm

Stone larder shelves at various heights

Carpeted

Living Room

3-seater sofa, seat height 41 cm from the floor

2-seater sofa, seat height 46 cm from the floor

Chair seat height 43 cm from the floor

Wooden coffee table

Bookshelves

Wooden television stand with a TV and FreeSat box, provided with remote controls

Stone fireplace

Wood burning stove

Carpeted

Main Stairs

10 stairs rising 215 cm in total to intermediate landing 62 cm by 75 cm

There is a good single handrail on these stairs

All carpeted

Landing

2 stairs rising 48 cm in total from main stairs

Carpeted

Master Bedroom

Two stairs rising 48 cm in total from main stairs

Door width, 67 cm

Double bed – 55 cm from floor to top of mattress
Bedside cabinets
Large wardrobe
Carpeted

Second Bedroom

Door width, 70 cm from landing
Two single beds, each 92 cm wide and 60 cm from floor to mattress
Carpeted

Bathroom

Door width 70 cm from landing
Lino floor, tiled over bath and sinks
Bath 57 cm x 146 cm overall with electric shower over; edge of bath is 51 cm above floor
Hand Basin 77 cm from floor
Toilet seat 44 cm from floor with lever flush
Heated towel rail, mirror, bathroom cupboards
Louvre doors to airing cupboard containing hot water tank
Linoleum-style flooring

Garden

There is a large level garden with narrow paths and a lawn accessed by path
Path may be slippery due to rain or plant materials

Additional Information

All light switches are at a height of approx. 140 cm from floor
All low level sockets are at a height of 25 cm
This is a no smoking property
Smoke detector located in the kitchen
Night storage heating throughout, additional electric under-floor heating in kitchen and utility