

BARN OWL COTTAGE

Access Statement

Introduction

We offer a holiday cottage situated 6 miles north of Penrith, near to the Eden Valley, Ullswater, Keswick & Carlisle. We aim to set out our current facilities and services on offer to enable all visitors to make an informed decision as to whether we meet their particular access needs. The cottage is a 17th Century barn conversion, on two floors, with an upstairs lounge. The age and style of the property means that it is not suitable for wheelchair access, or for anyone who has difficulty in using stairs.

Pre-Arrival

- We have phone and email availability for pre arrival information.
- WEBSITE ACCESSIBILITY.
- Printed, e-mail and website versions available. Printed text available in large format if required.
- Public transport is not available. Nearest train station is 6 miles.

Arrival & Car Parking Facilities

- The car parking area is immediately in front of the cottage on level ground.
- There is level access from the car park area through a gateway into a paved patio/garden area that leads to the front door. To the rear there is access from the car park area, via a flight of wooden stairs to the upstairs outside balcony area. Access from here into the lounge is through a low double doorway (5ft high). This is also an additional fire exit.

Entrance

- Directly into the utility area and hallway. Bathroom and two bedrooms also on the ground floor. There is a threshold at the entrance doorway into the paved utility area and then level access throughout the ground floor.

Ground Floor

- Level access to double bedroom, twin bedroom and bathroom.
- Bathroom with electric over-bath shower and vinyl flooring.
- Fitted carpets in bedrooms and hallway.
- Lighting is wall lights and spotlights.

Second Floor

- Stairs with fitted carpet from lower floor to first floor. Small landing halfway.
- Open plan living, dining and kitchen area with laminate wood floor, under floor heating and wood burning stove. Level flooring.
- Doorway off lounge, with two steps down to the single bedroom. Room on two levels with sloping ceiling and restricted head height at the far side of the room.
- Low (5 feet) double doors lead from lounge to outside balcony. Deep step down onto the balcony. Timber decking so care needs to be taken during wet and frosty weather
- Set of timber stairs lead from balcony down to the car parking area. Care needs to be taken during wet and frosty weather.

Additional Information

- If you require any assistance at any time, please ask as we want your stay to be as comfortable as possible.
- There are evacuation procedures – we are available to assist.
- There is very poor network coverage for mobile telephones inside the cottage. A signal can usually be obtained if you walk up the lane to the main entrance. Please give our landline telephone number for any emergency or general contact.
- Free WiFi is available in the cottage.