



Access Statement For Vine Cottage, Charmouth

Introduction

Vine Cottage is a modern three-bedroom house completed around 2001. It is located on the corner of 'Queens Walk' and 'The Street'. It was locally crafted and rendered to suit the style of the village.

Vine Cottage is located in the heart of the seaside town of Charmouth, Dorset. Charmouth is a gateway town to the Jurassic Coast. It is an area of outstanding natural beauty with historic towns, beaches and a unique coastline.

The area is popular for touring Dorset and Devon, and of particular interest for those exploring fossils.

We have endeavoured to provide as much information as possible. However if you have any queries, please call. We look forward to welcoming you.

Pre-Arrival

- Our website is www.vinecottagecharmouth.co.uk
- Bookings/enquiries can be made via e-mail, online or phone.
- Axminster is the nearest railway station.
- There are accessible taxis at Axminster railway station.
- Bus services passing through Charmouth serve Bridport, Lyme Regis, Axminster and Exeter.
- Lyme Regis is 4 miles away and Bridport is 6 miles away.
- There are several grocery shops within 100 meters of the house.

- 'The Street' is on an incline (approx 1 in 10)

Arrival & Car Parking Facilities

- There is a garage for a medium size car with direct access to the kitchen. There are two steps, 20 cm high, 45 cm deep & 80 cm wide. The garage width is 2.4 metres.
- Street parking is permissible, however spaces are limited.

Main Entrance & Reception

- The main entrance is directly onto The Street
- There is an outside entrance light available - switched from inside.
- There are no steps; however, there is a 70cm high threshold, the entrance is 80cm wide and the door hinges to the right.
- The Main Entrance opens onto a lobby with doors 80cm to the right into the lounge and 80cm wide into the kitchen.
- The lobby is 1.84 metres wide and 3.4 metres long. At the end there is a cloakroom and WC. (See WC Notes below)
- The staircase is off the lobby. There are 13 stairs 80 wide, 19 cm high and 23 cm deep leading to the first floor, which are covered in close pile carpet.

Public Areas - General (Internal)

- Door to Lounge is 80cm wide and hinges to the right.
- The floor is wooden laminate.
- There is one two-seater sofa and four armchairs.
- There is one coffee table, 48 cm high, 80 wide, 19 cm long.
- There is a living flame gas fire with a granite hearth raised from the floor by 5 cm.
- There are windows to the north and south aspects.
- The room has one central dimmable light, one standard lamp and one table lamp.
- The lounge is equipped with a flat screen HD television, DVD player and Hi-Fi all housed in a cabinet and all operated by remote control.

Public Areas - WC

- Not available

Restaurant / Dining Room, Bar & Lounges, Take Away & Cafe

- Not available - (See self-catering kitchen noted below).

Laundry

- There is a domestic washing machine in the kitchen.
- There is a pull-out clothesline with pegs in the garage.

Shop

- Grocery shops and pharmacy available nearby. Opening times are included in the in-house visitor information booklet.

Treatment room/s

- Not available

Leisure Facilities

- Not available

Outdoor Facilities

- Not available

Conference & Meeting Rooms, Banqueting, Clubs, Entertainment

- Not available

Bedrooms

- There are three Bedrooms.
- Non feather duvets and pillows provided in all bedrooms.
- Sheets, duvet covers and pillow cases are cotton.
- Floor covering in all bedrooms is close pile carpet.

Master Bedroom

- Entrance door 74 cm wide hinged to the right.

- 5 foot king-size bed.
- Bed height 60 cm from floor to top of mattress.
- Space at each side of bed is limited to 32cm.

Bedroom 2

- Entrance door 74 cm wide hinged to the right
- 4 foot 6 inch double bed.
- Bed height 70 cm from floor to top of mattress
- Largest transfer space to left of bed is 1.3 metres

Bedroom 3

- Entrance door 74 cm wide hinged to the left.
- Single 3 foot bed.
- Bed height 60 cm from floor to top of mattress.
- Pull out truckle (3 foot) bed - makes up to same height.
- Maximum transfer space from one side is 1.4 metres.

Bathroom, Shower-room & WC [Ensuite or Shared]

- There are two bathrooms with WCs on the 1st Floor and one WC on the Ground Floor – (details follow)

Master Bedroom/En Suite Shower & WC

- Entrance door 74 cm hinged to the right.
- Ensuite door 74 cm hinged to the left.
- Free space in ensuite clear of doors and furniture 70cm x 100cm.
- Step up to shower unit of 25 cm.
- Flooring is vinyl.
- Toilet height is 42 cm.

Main Bathroom & WC

- Door width 74cm.
- Bath with flexible shower over.
- Bath height 55cm. Integral bath rails on both sides.
- Free space in bathroom 80cm by 2.4 metres clear of doors & furniture.
- Toilet seat height is 42cm.
- Space to right of toilet is 34cm.
- Space to left of toilet is 1.7 metres.
- Flooring is vinyl.
- Wash basin is pedestal type.

Ground Floor Cloakroom & WC

- There is a cloakroom and WC with hand basin off the main hall.
- Toilet height is 42cm and clear space is 1.2 metres. There is no space to left and right of toilet.
- Hand basin is suspended 70 cm from floor.
- Floor surface is vinyl.

Self-Catering Kitchen

- Kitchen/diner door from hall 80cm. Door from Garage 80cm.
- Worktop height 90cm.
- Double oven doors are drop-down, height of lowest shelf 26 cm.
- Sink is 80cm high with cupboards underneath.
- Hob is 80cm high and gas.
- There is a fridge with a freezing compartment. It is free-standing
- There is a microwave oven on the worktop surface.
- Flooring is tiled.
- At least 60cm free space between all furniture and worktops.

Caravans, Holiday Homes & Twin Units

- Not available

Touring Facilities (Holiday Parks)

- Not available

Boats - Narrow Boat, Cruiser & Hotel Boat

- Not available

Attractions (Displays, exhibits, rides etc.)

- Not available

Grounds and Gardens

- Courtyard garden accessed through French Windows from lounge opening outwards.
- There are two steps - 12cm high, 1.2 metres wide, 90cm deep.
- The courtyard is paved throughout and there is a table and chairs which are all moveable.
- There is a second access door from the garage with one step 20 cm high, 80 cm wide. Door opening into the garage is hinged to the left.

Additional Information

- Day to Day Management is by Lyme Bay Holidays Limited.

Contact Information

- Address: Vine Cottage, 1 Queens Walk, Charmouth, Bridport, Dorset DT6 6AB
- Telephone: 01297 443363 (Lyme Bay Holidays Limited)
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Future Plans

We welcome your feedback to help us continuously improve. If you have any comments please phone 01297 443363 or email email@lymebayholidays.co.uk