

## **ACCESS STATEMENT FOR THE BYRE**

### **INTRODUCTION**

The Byre is a self-catering converted byre which is attached to the main house with its own entrance. The property is situated just off Hartwith Bank from Summerbridge.

### **PRE-ARRIVAL**

We have a website and are also listed on the main websites for Yorkshire. Enquiries can be made via e-mail, telephone: bookings the same as well as the official tourist on-line booking systems. The nearest bus stop is in the village which is approximately 10 minutes walk. The nearest train station is Harrogate which is approximately 10 miles away. There are taxis at the station; the No 24 bus travels to the village – the bus station being next to the railway station. The village has a post-office/general store – a general store – a butcher – a pub and a café.

### **ARRIVAL AND CAR PARKING**

There is car parking off-road adjacent to the property. The parking area is tarmac. The entrance door has a threshold of 8cm with a door width of 75cm.

### **MAIN ENTRANCE**

The outside door leads straight into the open plan kitchen/dining area and living area.

### **SELF CATERING KITCHEN/DINING AREA**

Fitted kitchen with unit height of 92cm, and wall cupboards. 4-ring electric cooker, under unit fridge with a table top freezer and microwave. Catering equipment is provided in the cupboards beneath the worktops, glasses and crockery are in the wall cupboards. Cutlery and some kitchen utensils are located in the drawer. The sink is 92cm high.

An oblong wooden table which has a glass top is 75cm high. Four padded dining chairs. The floor is wood laminate.

### **LIVING AREA**

This is part of the open plan with a step up of 10cm. Moveable furniture with a sofa bed. Television, VHS video and DVD player and radio/CD player.

### **BEDROOM**

This leads from the lobby at the foot of the stairs. There is also a door into the kitchen/dining area with a door width of 70cm. Double bed with height of 60cm. Small fitted dressing table, other moveable furniture.

### **BATHROOM**

This is at the top of a small flight of stairs which are accessed from the lobby area with a door width of 70cm. The staircase width is 70cm, steps have a height of 20cm with a depth of 27cm. There are 12 steps with a turn. The width at the top of the steps is 63cm. There is a step down into the bathroom of 10cm. Bathroom door is 62cm wide – washbasin has a height of 82cm – bath height 54cm which has a shower over. Toilet height is 40cm.

### **LAUNDRY**

A 24 hour service wash is available.

### **OUTDOOR FACILITIES**

To the front of the property is a garden with table and chairs and a B-B-Q area at the rear and open ground and woodland.

**THIS ACCOMMODATION IS NOT SUITABLE FOR PERSONS WITH MOBILITY PROBLEMS.**