

BEACH RETREATS

This access statement does not contain personal opinions as to our suitability for those with access needs but aims to accurately describe the facilities and services that we offer all our guests/visitors.

Access Statement for “19 Waves”

Address “Tregurrian Hill, Watergate Bay, TR8 4AY”

Introduction

19 Waves is 3 bedroom, 2 bathroom property that is across two floors in the Waves building. There is an allocated parking space, and it is situated 150 meters from Watergate Bay beach.

For bookings, please contact Beach Retreats on 01637 861005 or visit www.beachretreats.co.uk

Pre-arrival Information

From the A30 heading south, exit at Highgate Hill and take the 3rd exit signed A39 towards Wadebridge & Newquay. At the Halloon roundabout, take the third exit, continuing on the A39 towards Wadebridge. At the next roundabout take the 1st exit onto the A3059, signposted to St Mawgan and the Airport.

After about 1 mile pass the garage on the right hand side and take the next right turn, approximately 1/2 mile after this, to St Mawgan and the Airport. Continue along this road past the Airport and at the next 'T' junction, turn left onto the B3276 towards Watergate Bay. Drive into the Bay and the Waves building is on the right, just before the road veers around to the left.

Nearest Airport – Cornwall Airport Newquay is located 2.2 miles (6min drive) from

Nearest train station is in Newquay and is located 3.4miles (10min drive) from the property.

For information on local buses and fares visit

<https://www.gocornwallbus.co.uk/> and/or <https://www.firstbus.co.uk/cornwall>

Arrival & Parking

Upon arrival at the Waves building, pull into the entrance and look for the silver keypad on the wall to the left of the entrance bollard. Please take care to avoid the low boulder when pulling into entrance. The bollard will give you a limited time to drive in before raising automatically again, please do not drive more than one car in at a time. Allocated parking space is under the building, it's the fifth space from the left labelled '19'.

Entrance to Property

- The key safe is on the 4th floor next to the door, you can use these keys to gain access into the property on the 3rd floor when the yale lock is activated and use the bottom lock to open the door.
- There are 49 steps up to the 3rd floor from the ground floor. There are an additional 15 steps when using the building stairs from the 3rd floor to the 4th floor.
- Both doors to enter the property are 84cm wide leading into a hallway at 95cm wide on the 4th floor and 102cm wide on the 3rd floor.

Kitchen, dining and living area

Open plan living, kitchen and dining area on the upper floor.

Kitchen/dining room

- Dining table and 6 chairs.
- Kitchen area with breakfast bar, fridge-freezer, dishwasher, oven, hob with extractor, microwave, Nespresso coffee machine and washer/dryer.
- The counter tops reach 92cm with an additional 100cm to reach the top shelf in the above cupboards.

- The distance from the kitchen to the side unit is 72cm.
- The top shelf in the fridge is 137cm.
- The microwave dials reach 74cm from the floor.
- There are 4 adjustable bar stools.
- The table sits at 75cm tall and 90cm wide with 6 chairs reaching 47cm each from the floor.
- The overall space between is 185cm wide.

Living room

- Open plan living, kitchen and dining area on the upper floor with two leather sofas, Wi-Fi, 55" Samsung Smart TV and Bluetooth speaker system.
- The 3-seater sofa is 47cm tall with the foot stool reaching 40cm.
- The coffee table stands 40cm tall.
- There is a 10cm step over the patio door threshold to go outside and an 8cm step to come back inside the property.

The spiral staircase has 14 steps at 20cm each and a handrail that sits 95cm high. All bedrooms are on the bottom level.

Master Bedroom

- Master bedroom with king size bed and doors to balcony.
- The master bed is 60cm tall with the bedside tables reaching 60cm each.
- The distance from the bed to the dressing table is 44cm.
- The dressing table reaches 78cm with the chair sitting 47cm tall.
- There is a 10cm internal step over the patio threshold and 4cm externally.
- The built-in wardrobe rail is 138cm tall.

Ensuite

En-suite bathroom with basin, WC, heated towel rail and shower

- The sink height is 76cm.
- The toilet seat reaches 42cm.

- There is a step into the shower of 15cm with the entrance being 50cm wide.
- The shower dials reach 115cm tall.

Bedroom 2

- Second bedroom with a zip & link bed available as either a super king double or twin 3ft singles.
- The bed height is 60cm.
- Two freestanding bedside tables reaching 55cm each.
- The distance from the bed to the dressing table is 65cm and 70cm from the bottom of the bed to the wall.
- The dressing table is 80cm with the chair sitting at 45cm from the floor.
- The wardrobe rail is 178cm from the floor.

Bedroom 3

- Third bedroom with 3ft wide bunk beds.
- The bottom bed sits 50cm from the floor with the top bunk reaching an additional 72cm with 4 steps on the ladder.
- One freestanding bedside table which is 58cm.
- The single chair sits at 45cm from the floor.

Family Bathroom

- Family bathroom with WC, basin, heated towel rail and shower over the bath.
- The toilet is 40cm tall with the sink reaching 80cm.
- The bath is 58cm high and 59cm wide.

