

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 "The Penthouse at Coast"

Address Apartment 8, 14 Alexandra Road, Newquay. TR7 3ND

Introduction

The Penthouse at Coast is a 4 bedroom and 3 bedroom apartment. A contemporary penthouse apartment right on the edge of the sand with a private balcony – perfect for alfresco dining.

For bookings please contact Beach Retreats on 01637 861005 or visit

www.beachretreats.co.uk

Pre-arrival Information

From the A30 heading south, exit onto the A392 towards Newquay at Highgate Hill. Continue to follow signs for Newquay as far as the roundabout at Quintrell Downs. Here take the third exit (the A3058 signposted Porth) and continue to the junction with the B3276, here turning right towards Watergate Bay and Porth.

Drive along this road (Alexandra Road) for approx 300 yards and Coast is located on the left just before the bend.

Nearest Airport – Cornwall Airport Newquay is located 4.2 miles (10 min drive) from the property.

Nearest train station is in Newquay and is located 1.5 miles (6 min 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>

The nearest mobility shop, Independent living can be found in Newquay.
<https://www.yell.com/biz/independent-living-newquay-6802001/> Tel: 01637
498015

Arrival & Parking

- The car park is located to the front of the development. There are 2 allocated car parking spaces for the Penthouse, marked with number 8.
- There are 17 stairs from the ground to the front door of the property.

Hallway

- The entrance area of the property is spacious and has a hallway that leads throughout the whole apartment. The width of the hallway is 129cm.
- The width of internal doors is 78cm.
- The console table measure 77cm.

Kitchen/living/dining area

- There is an open plan kitchen, dining and living area. The door to enter this space is 82cm in width.

Kitchen/Dining area

Kitchen area with two undercounter fridges, one freezer, drinks fridge, dishwasher, fan oven and grill, extractor fan, induction hob, microwave, Dualit toaster and kettle, and Krups coffee machine.

- The height of the kitchen counter is 90cm and the kitchen island is also 90cm.
- The distance from the counter to the island is 90cm.
- The height of the oven handle is 66cm.
- There are cupboards above the counter and the height of these is 65cm from the countertop.
- Half of the kitchen island is raised as a breakfast bar style and the height is 96cm. There are 2 adjustable kitchen stools at the breakfast bar. The lowest height is 66cm and the highest is 67cm.
- The height of the dining table is 80cm and there are 6 moveable chairs around the table. The chair height is 48cm.

Living area

Generous open plan living space with sea view and full width glass doors, which let light flood into the room. Relax on modern, comfy sofas with a 60 inch HD TV, Blu-ray player, DVDs, board games, Pure Evoke DAB/CD player with Bluetooth, and a telephone.

- The distance from the door to the sofa is 98cm.
- The sofa height is 41cm.
- The height of the tv unit is 60cm.
- There are 2 coffee tables, and the heights are 52cm and 56cm.
- The height of the foot stool is 38cm.
- The internal and external step to the balcony measure 10cm.

Utility room

- There is a utility room with iron and ironing board. The height of the counter is 90cm.

Master bedroom

Generous master bedroom with en-suite shower room and sea views. Super king size bed, two bedside cabinets, USB charging block, touch-activated bedside lamps, built-in double mirrored wardrobe, and doors leading out onto the balcony.

- The height of the bed is 71cm.
- The height of both bedside tables is 69cm.
- The distance from the bed to the patio window is 88cm.
- The distance from the foot of the bed to the wall is 87cm.
- The distance from the bed to the wardrobe is 89cm.
- The lowest rail in the wardrobe is 94cm and the highest rail 190cm.
- The internal step to the balcony measure 10cm so do external.

Ensuite

En-suite with large rainfall shower, his and hers hand basins, WC, heated towel rail, and natural sunlight tubular skylight.

- The distance from the bathroom door to the toilet is 92cm.
- The height of the toilet is 42cm.
- The height of both sinks is 82cm.
- The entrance width into the shower is 50cm.

- The shower dials are at 120cm.

Bedroom 2

Second bedroom with sea views, zip and link super king size bed (which can be made into two single beds), two bedside drawers, built-in double mirrored wardrobe, and doors leading out to the balcony.

- The height of the bed is 57cm.
- The height of the bedside tables are 66cm.
- The distance from the bed to the patio window is 102cm.
- The distance from the foot of the bed to the wall is 90cm.
- The distance from the bed to the wardrobe is 11cm.
- In the wardrobe, the lowest rail is at 94cm, and the highest rail is at 190cm.

Bedroom 3

Third bedroom with king size bed, two bedside cabinets, built in double mirrored wardrobe and en-suite with shower, WC, hand basin, heated towel rail, and natural sunlight tubular skylight.

- The height of the bed is 68cm.
- The height of the bedside tables is 67cm.
- The distance from the bed to the wall either side is 53cm and the distance from the bed to the wardrobe is 69cm.
- In the wardrobe, the lowest rail is at 94cm, and the highest rail is 190cm.
- The height of the singular chair is 43cm.

Ensuite

- The height of the toilet is 42cm and the height of the sink is 84cm.
- The entrance into the shower is 50cm in width and the dials are at 120cm.

Bedroom 4

Fourth bedroom with zip and link super king size bed (which can be made into two single beds), two bedside cabinets, built in triple mirrored wardrobe and Velux window.

- The height of the bed is 59cm and the height of the bedside table is 73cm.
- The distance from the bed to the wardrobe is 121cm.

- In the wardrobe, the lowest rail is 94cm and the highest rail is 190cm.

Family bathroom

Spacious family bathroom with bath and overhead rainfall shower, WC, hand basin, heated towel rail and natural sunlight tubular skylight.

- The toilet height is 42cm.
- The height of the sink is 82cm.
- The height of the bath is 54cm and the width of the bath is 61cm.
- There is a shower overhead the bath, the dials sit at 124cm.