



1 & 2 BULLSGATE COTTAGES

FOREST ROAD

NEWPORT

ISLE OF WIGHT

PO30 5LZ

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Access Statement for: 1 Bullsgate Cottages, Forest Road, Newport, Isle of Wight.

Introduction

1 Bullsgate is a semi-detached property available for short term holiday lettings

Pre-Arrival

Access statement information is available by email PDF and can be provided in large font by request.

Arrival & Car Parking Facilities

1 Bullsgate has a large private car parking area suitable for 2-3 cars accessed via the Forestry Commission road.

Access to the property is through the gate off the parking area which leads to a sloping stepping stone path.

Entry can be through the front or back door. Key box is in the outside WC with keys to both doors.

Outdoor Facilities

There is a private garden with lawns and flowerbeds; one brick terrace and one paved terrace. Garden furniture is available.

Clubs & Entertainment

The property is a 5 minute drive from Newport where many facilities are available.

Bedrooms & Sleeping Areas

All bedrooms are on the first floor which is accessed by stairs.

There is a double, a twin and a single bedroom.

There is a metal action short legged double sofa bed in the downstairs dining room.

All flooring in bedroom areas is of carpet.

There are no special facilities for wheelchair/disabled access.

No smoking is allowed in the property. Dogs/pets are not accepted.

Bathroom & WC

The bathroom contains a bath, with shower over, washbasin and toilet. The room is compact.

The double and twin bedrooms have a washbasin.

There is a separate WC with hand basin downstairs accessed by an outside door. The room is compact.

There are no aids for disabilities.

Self-Catering Kitchen

The kitchen is galley style and forms part of the main living/seating area.

There are no overhead cupboards. There are low level cupboards and a larder-style cupboard. Some crockery is stored on higher shelving.

The kitchen has a gas cooker and a microwave (under worktop level)

Flooring in this area is varnished wood.

Utility Room

This area contains a gas boiler for hot water and heating and is positioned at head height.

Dishwasher, washing machine and freezer are at floor level.

There is a step from the back door to the utility room and another step up to the kitchen floor level.

Grounds and Gardens

Access to car parking is via the sloping paved stepping stone path.

There is a step from the terraces to the lawn area.

The lower garden area is a wildlife area with trees, plants and some long grass.

Additional Information

No smoking is allowed in the property.

There is Wi-Fi in the property.

There is no land line phone in the property. This is an area of good mobile phone signal.

No barbecues are allowed at the property owing to wooden construction.

No candles are allowed on the property.

There is outside lighting across the terraces and a movement sensor to illuminate the access path after dark.

Full address: No.1 Bullsgate Cottage, Forest Road, Newport, Isle of Wight. PO30 5LZ

Future Plans and works history

This property was refurbished during winter 2010/2011. Since then outside lighting has been installed and mattresses have been upgraded to pocket sprung. Redecoration of the bedrooms took place Feb 2014.

January/February 2016 Utility room, outside WC, and bathroom redecorated. The store alongside the utility room is available for locked bicycle storage. The decking terrace has been replaced with paving and the decking steps removed. Access from the car parking area has been repositioned so that a gentle slope rather than steps has been achieved.

Contact Telephone and Email Address

Landlord's contact Tel. 01983 551412, Mobile: 07805217875

We welcome any feedback you may have and a visitor's book is available for comments.

You may also wish to contact us by email on bullsgatecottages@gmail.com

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