



# Access Statement

## No 7 Coastguard Cottages

**No 7 Coastguards** is a three bedroom coastguard cottage conversion which sleeps 6 plus an infant.

It is located at Lulworth Cove near to the village of West Lulworth, just a few hundred yards from the Cove itself. The area is popular for touring Dorset and enjoying the beautiful Purbeck Hills and Coast.

We have endeavoured to provide as much information as possible however if you have any queries, please call the Cottages team on 01929 400888.

### **Pre-Arrival**

- The cottage's webpage is <https://www.lulworth.com/stay/no7-coastguard-cottages/>
- Bookings and enquiries can be made via email, online or by telephone.
- The nearest train station is Wool.
- There are accessible taxis at both Wool and nearby Wareham train stations.
- Bus services passing through West Lulworth serve Weymouth and Poole.
- Wool is 6 miles from the cottage.
- There is a seasonal Londis store 0.4 miles away, and a seasonal grocery shop within 5 minutes drive, at Durdle Door Holiday Park. The nearest year-round convenience store is The Spar in Wool

### **Arrival & Car Parking Facilities**

There are two allocated parking spaces within a level gravel/track car park accessible via an access road leading off from the main road at Lulworth Cove. The spaces are opposite the cottage. There is a gate into the front garden of the cottage (pedestrian gate 100cm wide), here is where the main entrance is. The garden itself is paved, and features an off-centre flower bed creating a path to the front door. At its narrowest point it is 68cm wide.

## **Main Entrance & Reception**

- The main entrance is one step high, which is 8cm high and 50cm deep, into a porch, then into the dining room. There is a threshold to step over into the porch
- There is an outside entrance light although it needs to be switched on from inside.
- The doorway is 70cm wide and the door hinges to the right.
- The porch is 195cm x 125cm.
- The doorway into the dining room is 60cm. There is a step down which is 10cm high.
- You can turn immediately left into the living room through a doorway 116cm wide.
- The staircase is to the left side of the dining room. There are 12 stairs 75cm wide 24cm high and 24cm deep leading to the first floor which is all carpeted. The first 3 steps are wider on one side and thinner on the other to turn a corner.

## **Dining Room**

- The floor in the dining room is hard wood flooring.
- The room has one central pendant light with 2 additional wall lights and one standard lamp.
- Largest clear space is 380cm x 130cm.
- There is a dining table which seats 6 people, table is 74cm high
- Chair seat height 46cm

## **Living Room**

- The flooring is hard wood with a large rug on top.
- There is one corner sofa and one arm chair.
- Sofa seat height is 44cm
- The lounge is equipped with a television, DVD player and a Freeview box, all operated by remote control.
- There is one pendant light, one standard lamp and 1 wall light.
- There is a patio door leading out onto the front garden. They are double doors with a maximum width of 105cm. There is a step up of 8cm and a threshold to step over.
- The largest open space is 72 x 120cm
- A log burner is available for use in the chimney alcove

## **Self-Catering Kitchen**

- The doorway into the kitchen is 75cm wide

- Worktop height is 91cm
- Two oven doors are down-opening and the door to the right is right-opening.
- Hob is 91cm high and electric.
- Sink is fitted in worktop 91cm high, with cupboards underneath.
- There is an integrated fridge, freezer and a dishwasher.
- There is a microwave oven on the worktop surface.
- Flooring is tiled
- The largest open space is 380 x 140cm
- There is access to the utility room, ground floor bathroom and back garden via the kitchen. The doorway is 66cm wide

### **Utility Room**

- The door into the utility room is through the doorway from the kitchen and on the right. The doorway is 74cm and the door hinged to the left
- There is a washer/dryer, ironing board and iron and vacuum cleaner.
- There is access to the back garden through the utility room, the doorway is 73cm wide and the door hinged to the left

### **Bathrooms**

#### **Ground Floor Bathroom**

- The doorway is via the kitchen hinged to the left, it is 72cm wide.
- The toilet is 44cm tall
- The sink is 83cm high
- The largest free space is 160 x 73cm
- Flooring is tiled
- A walk in shower measures 76cm x 140cm

#### **Main Bathroom – First Floor**

- Entrance door way is 74cm wide and the door is hinged to the right
- Free space in bathroom clear of doors and furniture is 200 x 140cm
- Bath is standard size. The side of the bath is 56cm high
- Bath with power shower over
- Washbasin is pedestal type and basin edge is 83cm from floor
- Flooring is tiled
- Toilet height is 44cm

### **Bedrooms**

- There are three Bedrooms, all on the first floor.
- Feather duvets are provided in all bedrooms along with 1 x feather and 1 x microfibre pillow per bed space.
- Sheets, duvet covers and pillowcases are cotton.
- Floor covering in all bedrooms is carpet.

### **First Bedroom**

- Upstairs bedroom to the right of the stairs
- Entrance door 76cm wide, hinged to the right
- 6' super king size bed
- The room has 1 pendant lamp and 2 wall lamps
- Bed height 57cm floor to top of mattress.
- Largest space to side of bed is 106cm
- Open space within the master bedroom is 106 x 290cm

### **Second bedroom**

- Upstairs bedroom to the left of the stairs
- Entrance door 76cm wide, hinged to the right
- 6' super king size bed, can be separated into two 3' single beds
- There is one pendant lamp and 3 standard lamps
- Bed height 57cm floor to top of mattress.
- Largest space to side of bed is 140cm
- Open space within the bedroom is 235 x 140cm

### **Twin bedroom**

- Upstairs bedroom, left of stairs and down corridor to the right
- Two single 3' beds
- There is one pendant lamp and 2 standard lamps
- Entrance door 72cm wide, hinged to the left
- Bed height 57cm floor to top of mattresses.
- Largest space to side of first bed is 150cm, and to side of second bed is 50cm
- Open space within the bedroom is 290 x 150cm

## **Grounds and Gardens**

### **Back Garden**

- There is a patio area of 450 x 235cm
- There is a ramp up to a lawn area which is 48cm wide
- The lawn area is 500 x 500cm

### **Front Garden**

- There is a gate into the front garden of the cottage (pedestrian gate 100cm wide), here is where the main entrance is. The garden itself is paved, and features an off-centre flower bed creating a path to the front door. At its narrowest point it is 68cm wide.
- A round table 74cm high with 6 chairs, seat height 42cm is available

## **Contact Information**

- Address: Durdle Door Holiday Park, West Lulworth, Dorset BH20 5PU
- Telephone: 01929 400888
- Email: cottages@lulworth.com

