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THE DISABILITY DISCRIMINATION ACT 1995

ACCESS STATEMENT

The house is a three storey end terrace building of Victorian origin on essentially level ground. The premises are used as a Guest House.

Routes giving access to the sea front, town centre, bus and railway stations is predominantly on flat ground.

There is on street parking that is usually available within 2 to 100 metres of the establishment. Assistance is given with luggage.

The entrance to the premises is level with slight raised lips by the entrance doors, but no steps. Wheelchair access is available through to the entrance hallway, lounge and dining room and no ramp is required. All areas are carpeted with the exception of the en-suite and bathroom facilities that are laminate tiled..

All guest accommodation is on the first and second floors of the house. Access to the first floor is by twelve steps to a half landing followed by a further one step to the landing accessing room 4, & three steps to rooms 1, 2 & 3. The second floor is accessed by a further 16 steps.

All rooms have raised numbers on the doors at average head height.

All rooms (with the exception of the single room) have en suite facilities by level access

The single room has a separate bathroom suite approximately accessible via six steps. The bath does not have a grab rail.

All guest area corridors and staircases are at least 33 inches wide.

The layout of the house makes it impossible to install lifts or a stair lift to the guest accommodation without putting all guests at risk of injury. The economic considerations would also be prohibitive for a small business.

Public transport (bus) is available from the sea front - approximately 90 metres. Collection of guests and luggage from this bus stop, Exmouth Bus or Railway Station can be arranged on request, free of charge.

The nearest train station accessing all parts of the country and into England is at Exeter - some fourteen miles from the house. Transport to this main line Station can be arranged for a fee to cover petrol costs.

Breakfast menus are printed in clear type and are always referenced verbally as well. Lighting in the entrance hall, first and second floors is permanently switched on during the hours of darkness.

