

Access statement for Ladderstile Retreat

Introduction

We endeavour to meet the needs of all visitors and to provide relaxing Bed and Breakfast accommodation in our farm based ground floor suite.

The following is a summary of our provision.

If you have any specific questions please feel free to call us and we will endeavour to help.

Pre- Arrival

- We are situated off the A54 in the village of North Rode
- Local transport is minimal; there is a restricted bus service from Macclesfield and Congleton.
- Macclesfield train station is approximately 6miles away and Congleton train station five miles away. We can provide local taxi numbers or by special arrangement organise transport.
- Our web site provides photographs of our accommodation.
- You can contact us by phone or email (details below)

Arrival & Car parking

- Ladderstile Retreat is situated in Twin Oaks. The Drive way entrance is sign posted Ladderstile Farm and Twin oaks, continue straight down the tarmac drive towards the Bungalow which is Twin Oaks.
- There is an area at the front of the property designated for guest parking. The parking area is block paved and close to our front door, there is a shallow step into the open porch. Please knock on the door to let us know of your arrival.
- We can assist guests with luggage to their own private entrance which is approximately twenty five metres away.
- The pathway is block paved up to a decked area. There is a slight incline to the decked patio area outside the garden room. A handrail is positioned on the left of the incline.
- The entrance into the garden room is via externally opening patio doors.

- During the hours of darkness the main farm entrance and drive way are well lit with energy saving lights.
- The path way to the guest accommodation is lit by movement sensor lighting.

Main entrance and Reception

- The entrance is into the guest garden room.
- There is a door plate that is 5cm deep and 18cm wide.
- The floor is wooden and the only covering is a non slip door mat.
- A hallway also with a wooden floor approximately 1.46m x 1.20m leads into the bedroom to the left and to the bathroom to the right. The three doors are all 820mm wide.
- Door plates in the door way into the bathroom and bedroom allow for the slight change in floor level.
- A velux light tunnel allows natural light into the hallway during the day and there is a movement sensitive wall light for night time.

Sitting room/ Garden room

- Both rooms are heated with thermostatically controlled radiators. An open log fire can be lit in the sitting room during the cooler weather.
- The sitting room has a fitted twist pile carpet; the furniture is positioned to allow accessible space around it and can be repositioned as necessary.
- Breakfast will be served in the garden room or sitting room depending on the season or guest preference. The table has a gate leg, and is 75cm high. Dining chairs with or without arms are available.

Bedroom

- The bedroom is approximately 4.5 x 5m
- There is good access to both sides of the king size divan bed. Height 620mm
- Access is to the left of the single bed. Height 490mm. Approx 20cm space below bed.
- There is one arm chair
- Fitted short pile carpet

- The door into the bedroom via the guest hallway is lockable. A second door leading into the owner's hallway is kept permanently locked.
- There is a dimmer switch on the overhead light fitting and bedside lights to both sides of the king size and to the left hand side of the single bed.
- A hospitality tray and cordless kettle are available.

Bathroom

- The bathroom is directly opposite the bedroom.
- The floor is tiled and has under floor heating.
- The door opens into the bathroom to the right.
- When the bathroom door is shut there is access space of 1.10m to the left of the toilet.

Shower

- There is a level access shower, approx 68cm wide and 118cm deep
- There is a fixed overhead shower and an adjustable height hand held attachment.
- The shower is thermostatically controlled maximum temperature 42.c
- A shower stool is available. A wheeled shower chair can be obtained if requested prior to stay.

Toilet

- left side transfer space
- height of toilet 43cm, seat raiser available
- Width adjustable frame to fit around toilet with height adjustable horizontal support bars is available
- A small table can be used by the toilet for an addition level surface.

Bath

- The bath edge is 60cm high
- Central lever mixer taps
- Non slip mat available

Sink

- Half pedestal, wall mounted with clear space below
- lever taps
- Opaque glazed window above, tiled window ledge
- Vertical roller blind.

Two suction fitted (50cm) plastic grab rails can be positioned where required in the bathroom to suit individual need.

Therapy room

The owner is a qualified Aromatherapist, Reflexologist and Reiki practitioner. Treatments can be pre-booked as part of your relaxation stay.

- This is in the main part of the property.
- There is a step down into the room
- The couch has a static height of 74cm

Shops

- The nearest shop(co-op) is approximately 2.5 miles away in Buglawton
- Please ask if you have forgotten to bring anything along.

Grounds and garden area

- Open fields, surround the property. Spectacular uninterrupted view from the private decked patio area.
- Colourful and fragrant flower beds.
- Ha ha at the lawn edge.
- Lavender lined drive way
- Conservation areas around the farm
- Wheel chair accessible farm path to below the woods. (incline on return journey)

Additional information

- We have a no smoking policy within the property. Smoking is only permitted on the tarmac drive way or paved seating area.
- Assistance dogs by prior arrangement.
- Wireless internet connection available.
- Mobile reception is good.
- Evacuation is via the guest entrance.
- A Portable alarm can be provided for emergency use.
- Wheelchair available.
- Silent mini fridge in bedroom.

