ACCESS STATEMENT

Craig Y Nos

Property details

Property name	Craig Y Nos
Sleeps	6
Bedrooms	3
Address & postcode	Bradda Road, Port Erin, IM9 6QA

Property summary

Three bedroom semi detached cottage dating back to 1848, arranged over two floors. All three bedrooms and the main bathrooms are upstairs, with an additional WC on the ground floor.

Nearest bus stop Approx. 20 min. walk downhill.

What3words clingy.always.loyally

Sea terminal, Douglas Approx. 30 min. drive.

Ronaldsway, Castletown Approx. 15 min. drive.

At a glance

Entrance	Four steps with handrail to the main side entrance.
Floors	Two
Parking	On road parking directly outside.
Wheelchair access	Not suitable for wheelchair users.

Access throughout the property

Area	Access notes
Arrival & entrance	On road parking is available directly outside. The main entrance is via the side door, reached by 4 steps with a handrail. A separate gravel path at the front leads to a uPVC door opening into the living room.
Moving around	The entrance hall, kitchen and dining room are on the ground floor and separated by doors. A narrow, doored archway from the dining room leads to the downstairs WC and staircase. The stairs to the first floor have 15 steps and a handrail.
Living	Living room accessed directly from the front entrance via the gravel path.
Sleeping & bathrooms	Three double bedrooms are located upstairs. The main bedroom has an en suite shower room. A first floor family bathroom has a shower over the bath. There is also a downstairs WC.
Outside	Rear terrace accessed via 18 steep steps with a handrail. Paths around the terrace and flower beds are uneven, with some steep drops. There is a small ornamental pond.
Additional notes	Small children should never be left unattended outside. Narrow doorways and first floor bedrooms mean the property is not suitable for wheelchair users. Guests with restricted mobility may experience difficulties.

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Contact us

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