ACCESS STATEMENT

Dandy Rigg Cottage

Property details

Property name	Dandy Rigg Cottage
Sleeps	4
Bedrooms	2
Address & postcode	Ballakilpheric Road, Colby, IM9 4BX

Property summary

Dandy Rigg Cottage is a two bedroom, single storey holiday cottage on a hillside above Colby, with panoramic countryside and coastal views. it has one double bedroom, one twin bedroom and a family bathroom.

Nearest bus stop Approx. 10 min. walk downhill.

What3words basketballs.holdings.verge

Sea terminal, Douglas Approx. 25 min. drive.

Ronaldsway, Castletown Approx. 15 min. drive.

At a glance

Entrance	3 steps at the start of the pathway, plus a step at the front door and an 8 inch threshold.
Floors	Single level internally
Parking	Private parking bay approximately 45 yards from the front door.
Wheelchair access	Not suitable for wheelchair users die to steps and narrow doorways.

Access throughout the property

Area	Access notes
Arrival & entrance	The cottage is reached via a hill from the main road through Colby. Private parking is available approximately 45 yards from the front door. There are three steps at the start of the pathway, a step at the front door and an 8 inch threshold to enter. The rear door also has one step.
Moving around	Once inside and over the entrance threshold, all rooms are on one level. Doorways are narrow are taps are twist operated.
Living	Lounge/dining area with television, seating and dining table for four. TV and radio volume can be adjusted without restriction.
Sleeping & bathrooms	One double bedroom and one twin bedroom. Family bathroom has a walk in shower, WC and wash basin. No grab rails, shower seat or toilet sear raiser are provided.
Outside	The cottage is situated on a hillside with panoramic views. Access from the parking area involves a short pathway and steps.
Additional notes	Free Wi-Fi throughout ; no landline telephone. The property is not suitable for wheelchair users due to the narrow doorways and entrance steps. No pets permitted.

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