ACCESS STATEMENT

Grianane

Property details

Property name	Grianane
Sleeps	5
Bedrooms	3
Address & postcode	14 Sunnydale Avenue, Port Erin

Property summary

Grianane is a holiday property with level access to most rooms internally. Bedroom 3 is on a raised level and accessed by four steps. Both entrances have four steps and handrails, with a gently sloping driveway.

Nearest bus stop Approx. 5 min. walk downhill.

What3words groundwork.slump.believe

Sea terminal, Douglas Approx. 30 min. drive.

Ronaldsway, Castletown Approx. 15 min. drive.

At a glance

Entrance	4 steps at both front and rear entrances, with handrails.
Floors	Mainly single level, with raised access to Bedroom 3.
Parking	Immediately outside or on the small driveway; garage space available.
Wheelchair access	Entrance is not step free.

Access throughout the property

Area	Access notes
Arrival & entrance	Gently sloping driveway. Parking is available immediately outside or off-road on the small driveway, with garage space also available. Both front and rear entrances have 4 steps with handrails. Entrance doorways are approximately 760mm wide. The rear entrance also has a narrow walkway.
Moving around	Level access throughout the property to all rooms except Bedroom 3, which is accessed via 4 steps from the ground floor level. Internal doorways are approximately 730mm wide.
Living	
Sleeping & bathrooms	Bedroom 3 is accessed by 4 steps. A large walk in shower is provided. There is no bath in the property.
Outside	Garden areas are available. Smoking is permitted in the external garden areas only.
Additional notes	Pets not accepted.

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