ACCESS STATEMENT

Tara

Property details

Property name	Tara
Sleeps	8
Bedrooms	4
Address & postcode	Croit-e-Quill Road, Laxey

Property summary

Tara is a spacious detached bungalow with four double bedrooms and predominantly single level accommodation. There are steps at the external entrances and between some internal and outdoor areas.

Nearest bus stop Approx. 5 min. walk.

What3words units.central.soils

Sea terminal, Douglas Approx. 15 min. drive.

Ronaldsway, Castletown Approx. 30 min. drive.

At a glance

Entrance	2 steps at the front and rear entrances.
Floors	Single level accommodation, with one step down into the sun room.
Parking	Off road parking, driveway, upper parking area and double garage.
Wheelchair access	Not fully step free due to entrance steps and internal level changes.

Access throughout the property

Area	Access notes
Arrival & entrance	Off road parking available at the front, driveway, upper parking area or double garage. Front entrance has 2 steps; alternative rear entrances also have 2 steps.
Moving around	Most accommodation is on one level, with no internal staircase. The sun room is accessed by one step down from the dining room.
Living	Open plan lounge, dining room and kitchen. Lounge seats 6, dining area seats 8 and kitchen breakfast bar seats 3. Patio doors lead to the front balcony via one step down.
Sleeping & bathrooms	Four double bedrooms, including two with en suite shower rooms. One bedroom is accessed from the entrance hall; the remaining three are along a separate hallway. Main bathroom has a bath with shower over.
Outside	Front balcony accessed by one step down. Rear decking accessed via steps from the utility porch and sun room. Garden is accessed from the decking via a further step. Outdoor seating for 8 and dining table for 6.
Additional notes	Pets are permitted.

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