

National Trust Cottages Access Statement

**The Clinker
The Harbour
Boscastle
South West Region**

Cottage Ref: 011099



Introduction

- The Clinker is a first floor apartment on the Harbour in Boscastle. Perched above the National Trust Shop and Visitor Centre, it is one of three holiday apartments in this three storey building.
- It enjoys views of the river Valency and the opportunity to watch the bustle of the quayside.
- There is a wooden staircase leading up to this first floor apartment with a door onto a communal landing at the top of the stairs.
- There is a telephone for emergency calls at the top of the wooden staircase. Mobile telephone signal in Boscastle depends on your network.
- In the event of power failure emergency lighting is provided on the landings.
- The cottage has electric panel and convectors heaters and electric fire. There is a radiator style electric heater in bathroom.

The accommodation comprises the following:

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- Open plan kitchen/sitting/dining room, double bedroom, bathroom and a shared garden with a wooden bench and 2 wooden garden tables and chairs.
- There are views of the river Valency from the kitchen/sitting/dining room.
- The bedroom which also has views and sounds of the river. Comprises a king size, 6' bed which can be a twin bed, upon request.
- The bathroom has an immersion fed mira shower over the bath, a WC and wash hand basin.
- The apartment is compact and furnished for two people.

Pre-Arrival

- See the main webpage for booking and location details.
- Please contact us prior to booking if you have any specific access requirements.
- Directions provided with booking.

Approach

- The drive down into Boscastle is relatively steep. The apartment is approached by a private, level road which runs along the riverside.

Arrival & Parking Facilities

- There is car parking for one vehicle in the car parking bay. The space which has an uneven gravelled surface is the right hand one of three and is clearly marked The Clinker.
- The main entrance door to the apartment is approximately 100 metres from the car parking space. It is reached by walking over level ground and then a few paces across an uneven terrace.
- The key safe is to the left of the front door at a height of 1420mm. It is operated by a combination lock mechanism where the dials need to be turned to the cottage combination code. A torch is recommended, especially if arriving in the dark, as the numbers on the lock can be difficult to see. The key inside will open the front door and needs to be replaced before you go into the building.



Level walk from car parking space to apartment.



Car parking spaces



Courtyard leading to main entrance door

Getting in (and out) of the cottage

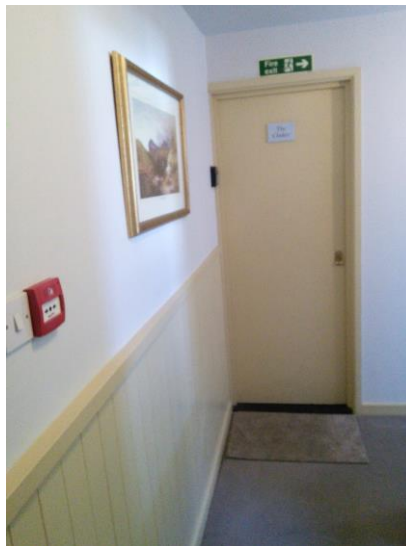
- The door has a low wooden threshold with a clear opening width of 730mm.
- There is an external sensor light to the left of the external door and a light switch inside the building on the left hand side at a height of 1360mm.
- There is a PIR light that lights the downstairs inside entrance.
- A 13 step wooden staircase with handrail on the right leads to the first floor with a small carpeted landing area. The height of the steps are 190mm, depth of 240mm and a width of 930mm.
- Fire door measuring 650mm opens into a communal landing area which is 1000mm wide.
- The landing light switch can be found on left hand side of the door at a height of 1320mm.
- The front door to The Clinker can be found along the left of the landing where a wall mounted key safe can be found on the left of this door containing the keys to the apartment. The height of the key safe is 1540mm.



Main entrance door



Stairs to first floor



The Clinker front door

Getting around the cottage

First floor:

- The front door opens into a small, narrow, inner hallway off which are three doors, two of which are fire doors. One leading to the kitchen/dining/sitting room, one leading to the bedroom and the one standard door leads to the bathroom.
- Level access throughout the cottage.
- Vinyl flooring in the kitchen/dining/sitting/area and bathroom.
- Carpet in hall and bedroom.
- Internal door clear opening widths are 701mm.
- The flat is compact with limited circulation space.

Open plan kitchen/sitting/dining room

- The fire door to this room requires a firm push to open.
- The light switches are to the left of the kitchen door at a height of 1250mm.
- Lighting comprises floor lamp, one table lamp and two shaded ceiling lights.
- Height of worktop is 910mm from floor level.
- Slot in electric cooker with double oven and ceramic hob. Cooker hood with light.
- Microwave on high shelf in open cupboard.
- Fridge with ice box.
- Toaster and cordless kettle.
- Lever mixer tap over stainless steel sink.
- Two seater sofa with seat height 480 mm and back height of 460mm.
- Armchair with a seat height of 400mm and back height of 600mm.
- 26" TV with separate DVD player.
- CD player.
- Radio reception via TV.
- Wooden, fold down dining table and two chairs (no arms).
- Table has a knee clearance of 700mm
- Chairs have a seat height of 450mm and a back height of 410mm.
- The large window offers plenty of natural light.



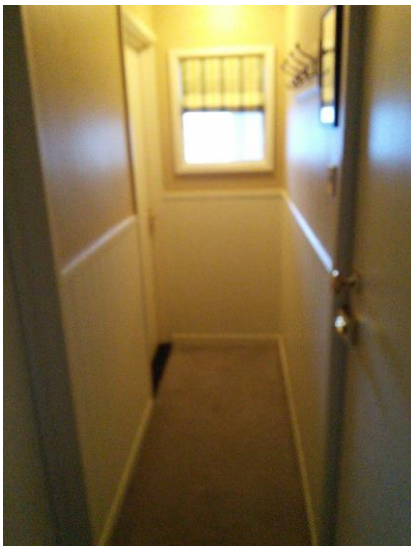
Sitting area.



Kitchen & dining area.

Hall

- The main light switch is to the right of the front door at a height of 1350mm.
- Coat hooks at a height of 1700mm.

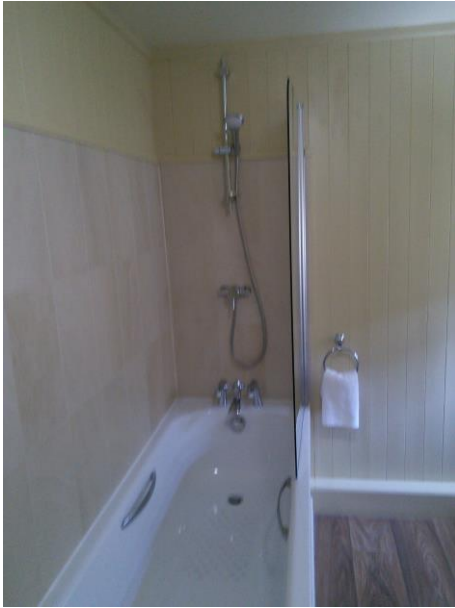


The Clinker hallway

Bathroom

- Door from hall.
- The light cord is at a height of 1530mm.
- The room is lit with one ceiling light.
- Standard size bath with handgrips, twist mixer taps and immersion fed shower above.
- The shower controls are at a height of 950mm from base of bath.
- Bath has a height of 560mm.
- The WC is 420 mm high with a lever flush.

- Hand basin is 802mm high with twist taps.
- Mirror with light and shaver point.



Double Bedroom

- Door off hall has maximum opening width of 701mm.
- The main light switch is to the right of the bedroom door at a height of 1350mm.
- There is a centre light fitting with three individual lights over the bed.
- Window facing River and small high level window with views downstream.
- King size 6' wide divan bed which can be 2 x 3' twins on request.
- Bed length of 2000mm, bed height of 600mm with firm mattress.
- Clearance beneath bed of 50mm.
- The gap between the bottom of the bed and the wall is 550mm.
- 2 Bedside cabinets with bedside lights.
- Free standing gentleman's double wardrobe with rail at 1700mm from floor level.
- Small cabinet with two drawers and opening doors to the floor.
- Oval wall mirror.



Double bedroom

Garden

- The shared enclosed garden is approached by a sloping walk uphill from the car parking area, left of The Old Forge Gallery. A latch opens the wooden gate which is marked The Gaffer, The Lugger and The Clinker. The lawned area has a wooden bench and 2 wooden garden tables and chairs.
- The tables have knee clearance of 690mm and the armed chairs have seat height of 440mm and a back height of 460mm.



Shared garden.

Additional Information

- Assistance dogs are welcome at all our cottages
- In the event of a fire, it is the responsibility of the guests to evacuate themselves. Vibrating fire/smoke detectors are available if requested at time of booking. Please contact us if you have any other specific access requirements in this respect.
- Mobile telephone signal is very unreliable in Boscastle and depends on your network.

Facilities at all cottages

In addition to the standard equipment and facilities, each cottage is equipped with the following:

- Cordless kettle
- Chair with armrests in dining room and living room.
- Good reading light
- Large handle vegetable peeler
- Easy tin opener
- Non-slip mat for bath/shower
- Non-slip place mat
- Easy jar opener
- Information in alternative formats (on request)



We aim to provide these items in all cottages but please check when booking as to their availability and to check if new items have been added to the list.

Specialist equipment

Other specialist equipment such as wheelchairs, bath seats, toilet frames etc may be available for loan or purchase from the local Red Cross loan centre. Please check this out before booking the Cottage and contact us if you require further information.

<http://www.redcross.org.uk/standard.asp?id=89425>

Future Plans to improve Access to NT Holiday Cottages

- We are currently in the process of writing access statements for all our holiday cottages and improving access over time for all our guests. All feedback is very helpful in informing us of ways in which we can improve access to all our cottages. We welcome any comments or ideas from you about access at this cottage and thank you for taking the time to do this. Please do this in the most convenient way for you. See contact details below or information on website.

About the Access Statement

- This Access Statement is intended to provide key information about the cottage that may be particularly relevant to guests with disabilities. Please contact us prior to booking if you would like information that is more specific and we will be happy to oblige.

Email: cottages@nationaltrust.org.uk

Phone: 0344 8002070

Access for All at the National Trust

- The Access for All office works to improve access at all National Trust cottages and properties. The office welcomes comments and ideas on improving access.

Phone: 01793 818531

Email: accessforall@nationaltrust.org.uk

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