

# **ACCESSIBILITY STATEMENT**

**THE SWALLOWS  
3 BALLACALLIN COURT  
GORDON  
PATRICK  
ISLE OF MAN IM5 3AR**

## **Introduction**

Ballacallin Court is located in the country in Gordon, between the villages of Patrick and Glen Maye and 2½ miles from Peel.

The Swallows, 3 Ballacallin Court, is a self-catering cottage situated with two other cottages in a barn conversion which is down a short, steep drive from the main road. It has three bedrooms, all on the ground floor. The cottage is unfortunately not accessible for a wheelchair user due to 2 steps to the entrance door, door widths and stairs.

We look forward to welcoming you. If you have any queries or require any assistance please phone 01624 842393 or email davidmanderson@manx.net.

## **Pre-arrival**

- Directions will have been sent with booking confirmation or please see our website [isleofman-holidaycottages.com](http://isleofman-holidaycottages.com)
- Tesco will deliver grocery orders
- Ballacallin Court is on a bus route, approximately 2 hourly from Peel.
- Accessible taxi is available from Terry's Taxi 01624 842224 or mobile 07624 493336.
- Own transport recommended.

## **Key Collection, Welcome and Car Parking**

- The property will be open for anticipated arrival. There is also a keysafe situated near the entrance door for which code will be provided if necessary.
- Guests will be welcomed on arrival. In the unlikely event that this is not possible, guests will be contacted within 24 hours of arrival.
- The car park for guests is flat concrete with a ramp and steps to the entrances of the cottages. Sensor lighting is provided in the car park and for access to the cottages.
- Please be aware that parking for a wheelchair user is provided at the entrance to the accessible cottage (The Fuchsias, 2 Ballacallin Court)

## **Entrance to Property**

- From the car park a ramp and one set of 4 steps with handrail are provided for access to the entrances of the cottages.
- Please be aware that parking for a wheelchair user is provided at the entrance to the accessible cottage (No 2, The Fuchsias).
- There is a level firm compacted gravel area at the entrance to the property with sensor light adjacent to the door.
- The entrance has 2 step into the cottage
- A mat is situated just inside the door in the entrance hall which is well lit with ceiling spotlights
- Internal floors are wood.

### **Halls, Stairs, Landings, Passageways**

Well lit with ceiling spotlights, wooden floors. Stairs with handrail, stairs with turn to first floor.

### **Bedrooms**

- Three bedrooms, all on ground floor, any furniture can be moved on request.
- Unfortunately not appropriate for a wheelchair user due to door widths, bed heights and space beside and under beds.
- Two bedrooms provided with zip & link beds, therefore either twin or super king-size.
- The third small bedroom has twin beds (not zip & link).
- Each bedroom has a wardrobe (with non-adjustable hanging rail) and dressing table with stool.
- All bedrooms well lit with ceiling spotlights and bedside lights
- Floors wood, no colour contrast
- Non allergenic bedding can be provided on request. Bed linen is 100% cotton.

### **Bathrooms, Shower-rooms and Toilets**

- One bedroom with zip & link has en suite bathroom, containing bath with shower over, WC and wash hand basin with vanity unit. Well lit with ceiling spotlights and shaver unit
- Family wetroom on ground floor, with shower, WC and wash hand basin with vanity unit. Well lit with ceiling spotlights and shaver unit Well lit with ceiling spotlights and shaver unit
- There is a cloakroom, containing WC and wash hand basin with vanity unit, on the first floor.

### **Sitting Room/Lounge**

- Situated on first floor, with 1 x 2 seater settee, 1 x 3 seater settee and upholstered stool, coffee table and corner TV unit.
- TV and DVD player provided, both with remote control. Manuals provided.
- Furniture moveable only on request.
- Wood burning stove on raised hearth
- Fire extinguisher
- Well lit with ceiling spotlights
- Wooden floor

### **Kitchen/Dining Room**

Situated on first floor.

Fully equipped kitchen

- Oven with drop down door
- Hob
- Microwave on work surface
- Standard height work surfaces
- Wall cupboards, contents of which could be moved to lower level on request
- Sink unit with single mixer lever tap
- Cordless kettle revolving 360°, fridge/freezer
- Under counter washing machine
- Under counter dishwasher
- Manuals for appliances provided
- Dining table and 6 chairs provided (2 with arms)

Well lit with ceiling spotlights

Wooden floor

### **Cloakroom**

Situated on first floor containing WC and wash hand basin with vanity unit.

### **Additional information**

- We do not accept pets, however if you wish to bring your assistance dog, please contact us to discuss your requirements
- Wooden floors throughout. No colour contrast
- Emergency/Medical and local information provided
- Free wifi
- Roaming facility essential for mobile phones

## **Future Plans**

Provision of more garden/leisure area

## **Contact information**

Address: The Swallows, 3 Ballacallin Court, Gordon, Patrick, Isle of Man IM5 3AR

Telephone: 01624 842393

Minicom: None

Email: [davidmanderson@manx.net](mailto:davidmanderson@manx.net)

Website: [isleofman-holidaycottages.com](http://isleofman-holidaycottages.com)

Grid ref: SC 24054 81090

Operation: 09.00 to 17.00

Local taxi: Terry's Taxi 01624 842224 or mobile 07624 493336  
(Accessible taxi available)