



## Ballabrae Accessibility Statement

This Accessibility Statement does not contain personal opinions as to the suitability of our property for guests, but is intended to accurately describe the facilities and location so that guests can decide whether or not it is suitable.

Ballabrae is approximately 0.5 miles, mostly uphill, from Port Erin village centre.

It is fully equipped for self-catering.

There is a bus that stops near the end of Bradda Glen Close but not often. Most buses stop in the village. For bus timetables please visit the Isle of Man Government website.

If required, guests may use a car parking space on our driveway. From here, access to the accommodation is through a gate 1 metre wide and down 15 steps at the side of the house, with a handrail and lighting. At the bottom the path goes around a corner and along to the entrance door, up another step into the accommodation. Inside, there is a small step between the lounge area and the dining kitchen area. The bathroom is compact and unlikely to fit a wheelchair. There is a 49" curved TV with Freeview TV and a DVD player.

The garden is mostly lawned, uneven in places. Due to the location of the property on the side of a hill, there are a number of different levels in the garden. The lawn is accessed down 4 steps. Access to the back gate is via a narrow winding path stepped down, with gravel surface. The back gate is 60cm wide, down 2 steps.

### Pets

Guests may not bring pets to the accommodation. The owners have two cats. There is a cat flap that is locked so that the cats cannot access the guest accommodation (unless doors/windows are left wide open). If you have a guide dog please contact us to discuss.

If you would like any further information please do contact us on [ballabrae@hotmail.com](mailto:ballabrae@hotmail.com) or 07624 439192.