

# Ballahowin Courtyard Access Statement

## Ballahowin Courtyard – Arbory Cottage

### Introduction

At Ballahowin Courtyard we want to make everyone's stay as enjoyable as possible and are committed to providing suitable access for all our guests, whatever their individual needs. This statement has been prepared to accurately describe our facilities and help those with additional needs book the right accommodation.

We regret that whilst not all of our self-catering cottages/apartments are suitable for wheelchair users, due to the door width and bedrooms being located on the 1st floor, we do have Arbory Cottage, Rushen Cottage and Onchan apartment that offer wider accessibility. Please contact us to discuss any requests or specific requirements and we will do our best to help.

Ballahowin Courtyard is currently rated 5 Star & 4 Star Gold by Visit Isle of Man.

**Arbory Cottage** is a 1 bedroom barn converted holiday cottage built in stone. It is situated on a working farm on the Isle of Man. We would recommend Arbory Cottage is suitable for older and less mobile guests, assisted, independent and part-time wheel-chair users.

### Pre-Arrival

- The location, information and contact details can be found on our web site - [www.ballahowincourtyard.com](http://www.ballahowincourtyard.com) Brochures are available on request.
- The nearest village is St Marks (15/20 minutes' walk), which is serviced by regular buses.
- The nearest town is Douglas (8 minutes' drive).
- Local taxis are available, telephone numbers can be supplied.
- Car Parking Facilities - Parking is available adjacent to the courtyard. This is a level surface, partly on gravel and partly on tarmac.
- There is an outdoor lighting for night-time.

### Main Entrance

- Courtyard entrance has level door access, the door has a low-level threshold and there are level access flagstones in the courtyard. Roadside entrance has full ramp access with handrail, it also has a low door threshold.
- Additional threshold ramp available on request.
- The cottage name is clearly visible.
- Extra keys can be made available on request.
- Entrance hall light switches are at the door.

### Cottage Information – General

- The cottage is on one level. The bedroom is carpeted. The hall, kitchen and lounge has Karndean flooring and the wet-room has slate flooring.
- The whole cottage has underfloor heating. Fuel source is oil.
- All fire doors are solid. The doors vary in width from 73cm to 80cm wide.
- The lounge/kitchen/dining is open plan living.
- There is adequate lighting throughout the cottage with both ceiling and lamp lights.
- There is level access from the main entrance to the hallway, lounge, kitchen, wet-room and bedroom.

### Lounge / Dining Area

- In the lounge there is a three-piece suite, nest of tables and a dining room table and chairs. A smart wall mounted tv, sky box and DVD player.

## **Bedrooms**

- Bedroom has a zip and link super king size bed which can be either a double or twin.
- We provide non-allergic bedding.

## **Wet-room**

- Included is an adjustable height shower, wall mounted shower seat with rails and wall rails. Toilet has side rail and an adjustable height wash hand basin. There is free standing storage.

## **Kitchen**

- In the kitchen there is an electric hob at lower work-top level and integral eye level electric oven.
- A microwave is provided along with a washer/dryer and dishwasher.
- Kitchen wash basin and drainer are at lower work-top level.
- There are numerous kitchen storage cupboards and standard height worktops with under unit lighting and an integrated fridge with freezerbox.

## **Outdoor/Courtyard Area**

- Outdoor picnic benches on level access flagstones.
- Suitable for wheelchair user.

## **Additional Information**

Hiring Accessibility Equipment –

The Isle of Man has charities and businesses that are happy to lend accessible equipment in exchange for a donation or fee.

- British Red Cross
- Disability Networks
- CIRCA
- Just Care products

There is a strict no smoking policy.

Assistance Dogs are welcome on request, but visitors must provide their own equipment.

We can provide information in large print on request.

Address:

Mrs Lorraine Quayle

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Ballavitchel Road  
Crosby  
Isle of Man  
IM4 2DL

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[www.ballahowincourtyard.com](http://www.ballahowincourtyard.com)

We welcome your feedback to help us continually improve if you have any comments please phone 07624 472767 or email [ballavitchel@yahoo.co.uk](mailto:ballavitchel@yahoo.co.uk)