

## Ivy House Cornwall B&B – Access statement

### **Introduction**

Ivy House is a two-storey late-Georgian property dating from the 1830s with many original features. Unfortunately, this means the building is not always suitable for people with very limited mobility or sight impairment. Our Access statement aims to describe the house and its facilities honestly, to ensure that all our guests will be happy and comfortable during their stay. The following information is provided to help you decide if Ivy House is suitable for your needs.

### **Arrival & car parking facilities**

There is free parking outside Ivy House, a few steps from the front path. We are happy to help unload and carry bags from your car to your room. From the front drive, there are two sets of steps (10 in all, of varying sizes) to the front door and hall. The drive is tarmac; the parking area and front path have loose gravel.

If arriving at St Austell train or bus/coach station, Ivy House is a short walk away. If you need help carrying your bags from the station, we are happy to help – please call Ivy House when you arrive. If you have trouble walking, it is possible to take a taxi the very short distance from the station for a small fare.

### **Main entrance & ground floor**

Ivy House has a large hall which gives access to the dining/breakfast room and the living room, which is available for guests to use. There is also a ground floor toilet. For breakfast, guests sit around a large, antique dining room table. There is plenty of room to access the chairs. There is a printed breakfast menu.

### **Bedrooms**

All three guest bedrooms are on the first floor, up one flight of stairs. There are 16 steps in a straight line (no corners or curves) and there is a strong bannister rail. At the top of the stairs, there is a large landing which leads to the bedrooms and bathroom. Bedroom 1 is a large room with a king size bed and basin; there is an en suite bathroom with a walk-in shower (with a seat and grab rail), a basin and a toilet. Bedroom 2 is a large room with a double bed and en suite bathroom with walk-in shower, basin and toilet. Bedroom 3 is a large room with two single beds (also configurable as a large double bed) and a basin. The large bathroom has a bath/shower, a basin and a toilet.

### **Other information**

If you or any of your party are hearing or sight impaired, please let us know so that we can help in any way we can – for example, with the breakfast menu. If you have any special dietary requirements or food allergies/intolerances, please let us know when booking.

Free Wifi is available throughout the house. There is a good mobile phone signal in the local area with 4G.

There is a strict no smoking/vaping policy inside Ivy House.

There are smoke and carbon monoxide alarms on the ground and 1<sup>st</sup> floor, with alarms that sound loud, verbal alerts.

We are happy to store medication in the fridge in the kitchen. Please let us know what times it is needed, so we can ensure it is available when required.

There are a number of pharmacies in the town of St Austell, a short walk away, including a branch of Boots the Chemist on the Fore Street.

We welcome feedback on any of these issues and on the information above. If anything is unclear or has been missed out, please get in touch – details below.

### **Contact information**

Ivy House B&B  
North Hill Park  
St Austell  
Cornwall  
PL25 5QJ

Telephone: 01726-983001

Email: [bookings@ivyhousecornwall.co.uk](mailto:bookings@ivyhousecornwall.co.uk)

Website: [www.ivyhousecornwall.co.uk](http://www.ivyhousecornwall.co.uk)

*(Written 1 November 2019)*