

Access Statement

Access Statement for Holly Trees Luxury Bed and Breakfast

INTRODUCTION

Welcome to Holly Trees, a white detached house just off the main road into Seahouses from the South. It is 4 star, Visit Britain inspected, luxury accommodation, close to all local amenities and a short walk from the harbour and beaches.

Ideal for walking, golfing, fishing, cycling, diving and all water sports and all visitor attractions such as the Farne Islands, Holy Island and Bamburgh Castle etc.

PRE-ARRIVAL

- Information is on the website.
- Booking is by phone.
- A deposit is payable equivalent to the first night's stay.

ARRIVAL & CAR PARKING FACILITIES

- Rooms are generally available from 5pm.
- Parking is on road in front of house.
- Registration forms are filled in on arrival and are kept on the hall table.

MAIN ENTRANCE & RECEPTION

- There are 6 steps to the front gate comprising one step height 8cm, followed by five steps at 7cm. There is then a metal front gate width 90cms. A concrete path leads to 2 tiled steps height 12cm and 15cm and the double glazed front door is 83 cm wide.
- Through the front door there a vestibule with sunken matwell. An internal door width 85cm leads to an inner hall with wooden floor covered with rugs.

DINING ROOM

- Doorway (83cm wide) leads off hall.
- Floor is carpeted.
- There is one main table with 8 chairs around.

LAUNDRY

Not available.

SHOPS

Holly Trees is a 5 minute walk from the centre of village where there is a convenient range of shops.

LEISURE FACILITIES

Not available

BEDROOMS

There are 4 bedrooms on the first floor accessed by stairs (18cm high, 28cm deep, 82cm wide) - 14 to half landing and then another 2.

ALNWICK

- Twin/family room - one double bed, one single bed with ensuite shower with step-in tray.
- Room windows face to the front and get the sun in the morning.
- Door width is 79cm.

BAMBURGH

- Double room with one double bed and ensuite shower with step-in tray.
- Room window faces to the front and gets the sun in the morning.
- Door width is 79cm.

LINDISFARNE

- Double room with one double bed and ensuite shower with step-in tray.
- Room window faces to the back with views over the garden and gets the

- sun in the evening.
- Door width is 79cm.

WARKWORTH

- Single room with single bed and sloping roof into dormer.
- Access is off the half landing through a full size bathroom with bath and shower cubicle with step-in tray.
- There are 2 steps up to the bedroom (1 x 22cm and 1 x 15cm) and the doorway is 55cm wide.
- Door from landing into bathroom is 74cm wide.

GARDEN

There is a residents garden to the front of the property comprising rockery with seating and barbeque facilities if required (cost on application).

ADDITIONAL INFORMATION

- All rooms have tea/coffee/hot chocolate facilities.
- All rooms have colour TV.
- All rooms have hairdryers.
- All rooms have Egyptian cotton bedding and towels.
- All bedrooms are carpeted.
- Drying facilities are available on request.
- Breakfast is normally at 8.30 am and comprises a wide variety of food and special menus can be catered for.
- All food, wherever possible, is locally sourced, organic and home-made.
- Each room has a breakfast menu to be completed the night before.
- Owner has dogs which are kept separate from the guest accommodation.
- Guests are encouraged to leave feedback in the guest book.

CONTACT INFORMATION

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