

# Scar Close Farmhouse

## Access Statement

This access statement does not contain personal opinions as to our suitability for those with access needs, but aims to accurately describe the facilities and services that we offer all our guests/visitors.

### Introduction

Scar Close Farmhouse is set in the hamlet of Feizor, offering four en-suite guest rooms. The property offers accommodation on two floors with guest bedrooms on both the ground and first floors. Whilst we try to meet the needs of all of our guests there are some features which may make access difficult for people with limited mobility. For breakfast, where possible, we use locally sourced ingredients and cater for varying dietary requirements.

We do aim to cater for the needs of our visitors and if you have any specific questions please do not hesitate to contact us and we will endeavour to help. We can be contacted on telephone number 01729 823496 or email [scarclosetfarmhouse@yahoo.co.uk](mailto:scarclosetfarmhouse@yahoo.co.uk).

### Pre-Arrival

- For full details and maps of how to reach us please see the directions section of our website.
- The nearest railway station is Giggleswick, which is approximately 3 miles away . Taxis are not available at the station. If you require one, this can be booked in advance, see contact information for details.
- The nearest bus stop is approximately 0.75 miles from the B&B. There is no shelter or seating.
- There is no pavement on the lane to, or in, the hamlet.
- This Access Statement is available in larger print on request.
- Assistance with luggage will be given on arrival.

### Approach & Parking

There is a tarmac drive from the main hamlet road to the farmhouse.

Guest parking is available in three areas around the building, all of which are flat:

- In front of the building turning left immediately prior to reaching the farmhouse.
- To the right of the building, following the drive to the right and parking immediately in front, alongside the farmhouse.
- To the rear of the building, following the drive to the right and continuing past the farmhouse to park alongside the gardens.

There are no steps to the front door from the parking areas.

There is outside lighting which is kept on until all guests are indoors after dark.

# Scar Close Farmhouse

## Access Statement (cont.)

### **Ground Floor**

#### ***Entrance Hall***

The front door, which is 830mm wide, opens onto the entrance hall which is a carpeted area. Seating is provided in the entrance hall.

The information area is located at the bottom of the stairs

There is a staircase, with half landing, to the first floor with balustrade rail on one side.

#### ***Guest Lounge and Dining Room***

This room is available for the exclusive use of our guests and is accessible from the entrance hall through a door which is 700mm wide.

It is carpeted throughout with short pile carpet.

The lounge contains three sofas and a low coffee table.

The dining area is located to the rear of the guest lounge.

There are ceiling beams in the room with the lowest height being 2070mm

There are four dining tables, each of which is normally accompanied with two chairs

Breakfast menus are provided and vegetarians are catered for, other diets with prior notice. A large print version of the menu is available on request.

Breakfast is part self-service from the sideboard and part served with hot beverages and meals produced to order from the kitchen.

#### ***Twin Bedroom with en-suite Bathroom***

This bed room is located off the reception hall through a 700mm wide door. The room contains two standard 3' beds which are 520mm to the top of the mattress; there is 400mm between the beds, with access to both sides of both beds. There are two bedside tables, one of which is between the two beds and the other to the left. Each has an adjustable bedside lamp and there is a radio/alarm. There are two easy chairs which are firm based at 410mm high with cushions. The TV has a remote control; there is a wardrobe with extra pillows and a chest of drawers. The hostess tray, including kettle, is on the dressing table and the electric point is above skirting board level. The room is well lit and the floor is carpeted. The furnishings, furniture and wall finishes offer good contrasts. There is a beam in this room at 2070mm.

The well lit en-suite bathroom contains bath with electric shower over and shower curtain; the base of the bath has a non-slip surface and there are hand rails on either side of the bath and a grip rail on the opposite wall. There is a wash hand basin with lever action taps, electric shaver point and vanity unit with a light over the mirror and dual flush WC. There is a heated towel rail in the room. The floor is non-slip cushion flooring.

# Scar Close Farmhouse

## Access Statement (cont.)

### **First Floor**

#### ***Landing***

The landing contains a short pile carpet and is well lit.

There are two chairs and a table with local information and some promotional literature. There is also a bookcase containing fictional books for guests to read during their stay.

There are no steps to the bedrooms which are all accessible directly from the landing through standard 700mm wide doors.

#### ***Double with en-suite bathroom***

The bedroom contains a standard double bed at 520mm to the top of the mattress with all-round access. There is a central light, bedside tables either side of the bed with adjustable bedside lamps and switches in their cords and there is a radio/alarm clock and also a pull cord for the main central light. There are two easy chairs which are firm based at 410mm high with cushions. The TV has a remote control; there is a wardrobe with extra pillows and a chest of drawers. The hostess tray including a kettle is on top of a small table. The room is well lit and the floor is carpeted. The furnishings, furniture and wall finishes offer good contrasts.

The en-suite bathroom contains bath with electric shower over and shower curtain; the base of the bath has a non-slip surface and there are hand rails on either side of the bath and a grip rail on the opposite wall. There is a wash hand basin with lever action taps, electric shaver point and vanity unit with a light over the mirror and dual flush WC. There is a towel rail in the room. The floor is non-slip cushion flooring.

#### ***Twin bedroom with en-suite bathroom***

The bedroom contains two standard 3' beds which are 520mm to the top of the mattress; there is 720mm between the beds, with central access to both beds. There is a bedside table between the two beds with two adjustable bedside lamps with switches in their cords, radio/alarm clock and also a pull cord for the main central light. There are two easy chairs which are firm based at 410mm high with cushions. The TV has a remote control; wardrobe with extra pillows and a chest of drawers. The hostess tray is on a small table and the electric point is above skirting board level. The floor is carpeted and the furnishings, furniture and wall finishes offer good contrasts.

The en-suite bathroom contains bath with electric shower over and shower curtain; the base of the bath has a non-slip surface and there are hand rails on either side of the bath and a grip rail on the opposite wall. There is a wash hand basin with lever action taps, electric shaver point with a light over the mirror and dual flush WC. There is a heated towel rail in the room. The floor is non-slip cushion flooring.

# Scar Close Farmhouse

## Access Statement (cont.)

### ***Superior double bedroom with en-suite shower room***

The superior double room contains a king sized bed which is 520mm high to the top of the mattress with all round access. There are tables on either side with adjustable bedside lamps with switches in their cords and a clock/radio alarm. The hostess tray with kettle is on the chest of drawers and the power point is above the skirting board. There is a two seater sofa and one armchair, a small coffee table, a second chest of drawers with TV/DVD player on top and wardrobe with extra pillows. The room is well lit and there is good contrast between furniture, furnishing and wall finishes.

The en-suite bathroom contains a dual flush WC, shower and wash hand basin in the room has lever taps and shaver point in the light over the mirror. The shower cubicle is large and curved (1200mm x 900mm) with a sliding door. The shower is mains fed water with thermostatic control. There is a heated towel rail in the room. The floor is non-slip cushion flooring.

### ***Fire Alarms***

The house is wired throughout with smoke detectors in all rooms. Fire notices are provided in each room and there are fire extinguishers in the reception hall and on the landing.

### ***Gardens***

There is access around the side of the house, in addition to patio doors in the dining room, to the back garden which is laid on three levels. There is a gravel patio with two iron tables and four chairs. The lawned area can be reached by four flagstone steps. A second gravelled, area can be reached up two flagstone steps. There is access to our grassed, un-kept croft up four flagstone steps. The flagstone steps are all uneven and will be slippery when wet. The lawn and croft can also be reached via the drive which removes the need to walk on the flagstones

### **Contact Information**

- Address Scar Close Farmhouse, Feizor, Austwick, North Yorkshire, LA2 8DF
- Telephone: 01729 823496
- Email: [scarclosetfarmhouse.co.uk](mailto:scarclosetfarmhouse.co.uk)
- Website: [www.scarclosetfarmhouse.co.uk](http://www.scarclosetfarmhouse.co.uk)
- Hours Of Operation: Open all year
- Local Taxi: Settle Taxis, 01729 822219