



Cornish
holiday cottage

OCEAN VIEW

ACCESS STATEMENT

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Ocean View, 13 Treglos, Constantine Bay, PL28 8GJ

Introduction

Ocean View is a first-floor apartment in the Treglos development at Constantine Bay. Set across one level, the apartment comprises of two bedrooms, two bathrooms and a large open plan living/dining/kitchen area, as well as a balcony with sea views. The apartment can be reached by either stairs or a lift.

Key Collection & Parking

There is a keypad mounted on the external wall of the building, to the right of the front door. This gives access to the communal hallway. Once inside, there is a key safe mounted on the wall, this contains the keys to the apartment. The codes for these will be provided within the pre-arrival email.

There are two allocated spaces numbered 13 at the rear of the apartments and level paved access from the parking spaces to the communal entrance.

The Property

External Approach & Entrance

- Level paved access from parking spaces to communal entrance hallway
- Threshold height- nil
- Front door width approx. 89cm.
- Front door handle height approx. 103cm.

Hall, Stairs & Landing

- Carpeted stairs with handrail to first floor. Number of treads 16, tread height 20cm, depth 25cm.
- Handrail to stairs
- Internal door handle heights – 97cm.
- Wooden floorboards and carpet throughout hallway, stairs and landing
- White walls, white skirting board.
- Recessed spotlights throughout.
- Emergency lighting on stairwell and in corridors.
- No internal steps on any floor.
- Direct lift access from ground floor to first floor. Lift door adjacent to front door of apartment on first floor.

Living/Dining Area

- Open into the kitchen and balcony.
- Entrance door- width 90cm.
- Wooden floor throughout.
- Large L-Shaped upholstered sofa, seat heights 42cm.
- Dining table with centred legs- height 76cm.
- Dining table seating- 1 x bench seat and L-Shaped banquette style seating. No individual seating in dining area.
- There is a flat screen TV with a remote control.
- Wi-Fi is available at the property.
- Recessed spotlights throughout.
- White walls and skirting boards.
- Ample transfer space around furniture.

Kitchen

- Oven door- drop down, waist height. Grill below.
- Worktop and sink height, 95cm.
- White units with white gloss worktop.
- White walls and skirting boards.
- Ceiling spotlights, worktop lighting, cooker hood lighting.

Bedroom 1, Super King Room

- Super King size bedroom.
- Level access from landing area,
- Wooden floorboards.
- Entrance door width – 90cm.
- Bed width 180cm height floor to top of mattress 76cm
- Synthetic duvet and pillows.
- Recessed spotlights and bedside lamps.
- White walls and skirting boards.
- Ample transfer space around furniture.

Shower Room (Ensuite)

- Entrance door- width 90cm.
- Shower cubicle, shower control height 94cm.
- Step into shower height 5.5cm.
- Ample transfer space.
- No grab rails.
- Tiled floor and shower area.
- White walls and skirting boards.

Bedroom 2, Twin

- Entrance door- width 90cm
- Level access from hallway.
- 2 single beds
- Bed width 80cm, height floor to top of mattress 82cm
- Synthetic duvet and pillows.
- Recessed spotlights, bedside lamps.
- White walls and skirting boards.

Bathroom

- Entrance door width – 90cm.
- Level access from hallway.
- Bath height- 55cm
- Shower controls height- 56cm
- Shower over bath.
- No grab rails.
- Ample transfer space.
- Ceiling light.
- Tiled floor and walls.

Additional Information

Smoking and vaping are not permitted on the premises. Dogs are permitted. The property is suitable for children, however children should not be left unattended.

All measurements are approximate. We aim to be as comprehensive as possible, but we cannot advise on the suitability of the property to suit your party. It is advised that you make your own specific needs known to Cornish Holiday Cottage. Please read this statement in conjunction with the property descriptions and photographs. A guide of the general local area can also be found within the property information link within the pre-arrival email.

Contact Us

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