

Hartshanger Exmoor Holidays Access Statement

We have prepared this access statement as objectively as possible, however with such a wide remit oversights may have occurred. Please ensure that all crucial requirements for your safe and enjoyable holiday are present by contacting us by phone on 01643 862700 or email us on info@hartshanger.com. We intend for this statement to provide additional information once the main property descriptions have been read and deemed appropriate.

Our 2 apartments are accessed by an uneven 100 yard/90m private drive and a car park for up to 4 cars lit by a PIR controlled light. Car park and paths around the main house are covered in loose gravel. Path around the house is lit by low level lighting from dusk to 23.30 (variable). Stable yard and stairs to apartments are lit by PIR controlled lights.

Little Hanger, closest to the parking (about 35m), has 7, (6in/15cms) steps or a slope to the stable yard. There are 19, (6 in/15cms) steps up to the door with a top step of 8ins/20cms which includes sill to step over. Inside there is another wooden 4in/10cm sill. The sitting room, dining area, kitchen and bathroom are all on one level with wooden floors and a large rug in the sitting area. The bedrooms are down 3, (6 inch/15cm) steps and then are all on one level. Wooden floors with loose rugs. Bathroom has a fitted carpet and bath mats.

The entrance door is 28 inches/71cms wide, the bathroom door is 26ins/66cms and the bedroom doors are 29 ins/74cms.

Entrance to the kitchen working area is 21ins/53cms wide. The garden behind is accessed through a patio door opening 35ins/89cms with a 5in/13cm sill. The bath is 20ins/51cms high.

High Hanger, furthest from the parking (about 75m) and with 2 flights of steps. The path from the car park to the first flight of exterior steps is gravelled. There are 16 , (6in15cm) steps to the entrance door. A step of 8ins/20cms at the door and then inside there is a flight of 9 (8 in/20cm) steps to a small landing, hand rail on the right. Then a further 5 (8in/20cm) steps with hand rail on the left to the top. The stairs are 26ins/66cms wide at the hand rail. The kitchen has access area 24ins/61cms wide between the units and the wall.

The entrance door is 28ins/71cms wide. The double bedroom has an entrance of 25ins/63cms and the twin of 28ins/71cms. The door to the loo is 24ins/61cms and the shower room has an entrance that is 26ins/66cms while the shower itself is only 20ins/51cms. The side of the bath is 20ins/51cms high and the doorway 26ins/66cms. Mostly fitted carpet, there are rugs on the floors of the entrance, bathroom and flower room. The balcony outside the flower room is 7ft sq./213cm.sqr and is reached through a patio door which opens to 38ins/96cms.

Important and general to both apartments

There are sloping ceilings and exposed beams throughout both apartments. In the bedrooms they are pronounced. All pillows are non feather but all the duvets contain feathers/down with the exception of the single in Little Hanger which does not. The garden is set on the side of Porlock Hill and is therefore very steep in places. The area around the house is flat and fairly even under foot. Elsewhere it is natural wood land with uneven, narrow paths and exposed tree roots to catch the feet of the unwary. Care should be taken. Having said that it is a wonderful place for children to explore and exercise their imagination. The tennis court has an all weather hard surface and is set into the hillside. The overhanging trees cause moss to grow and although this is treated on a regular basis please be aware that the surface can become slippery.