

ELLERYS



ADDITIONAL BOOKING INFORMATION

The following notes should be read in conjunction with the Booking Conditions.

1. Lettings are for a **FULL** week only (maximum of four weeks) during Seasons 3, 4 & 5. At other times, short breaks are available (but **NO** Saturday or Sunday arrivals or departures).
2. A deposit of **25%** of the full rent is required to secure the booking; the balance must be paid no later than **eight** weeks prior to start of holiday - *please see booking conditions*
3. If, when booking, the rent is paid in **FULL** and there is **six** months or more before the start of the holiday, 2.5% may be deducted from the total rent. This offer is not available once a booking is confirmed by payment of deposit.
4. **One** well-behaved dog (sorry - no puppies) may be allowed at an additional cost of £40 per let – *please see booking conditions*.
5. A security cheque of £100 (£140 if dog included) will be required – *please see booking conditions*.
6. Lettings start at **4pm** on day of arrival and end at **10 am** on day of departure (strictly no early access or late departures).
7. As Bedroom 3 is accessed through Bedroom 2, only **family** groups can be accommodated if both Bedrooms 2 and 3 are to be used. **Visitors must decide if the accommodation is suitable for their party.**
8. Electricity, gas, Wi-Fi broadband and all incoming telephone calls plus UK landline outgoing calls fully included.
9. International, mobile and premium rate telephone calls are available at additional cost.
10. Coal and kindling in winter & BBQ gas cylinder in summer are included.
11. Bed linen and towels are included (please bring own beach towels).
12. Tea towels and other kitchen linen plus cleaning materials, dishwasher tablets, toilet rolls, etc. are provided – *see Provisions Leaflet for details*.
13. A full inventory of furniture and equipment is available on request.
14. Cots and high chairs are **NOT** provided; they can be hired from Babes and Bikes of Wadebridge - Tel No. 01208 815262. You will need to provide your own cot bedding or arrange this with Babes and Bikes.
15. Two roller stairgates are permanently fixed to ensure that the staircases are inaccessible to young children (and dogs). Other child safety aids are provided.
16. The keys will be sent to you a week before the start of your holiday
17. Ellerys is a **no-smoking** property.

ACCESS STATEMENT

Car parking is on the slate courtyard at the front of the cottage with direct access from North Quay. There is spacious parking for one car but, with care, two cars can be parked although access through to the front door may be a squeeze with two large cars. When the quayside is busy with traffic and people it is not always easy to manoeuvre cars in and out. The parking of caravans and camper vans is not permitted.

Ellerys is a 400 year old, Grade 2 Listed, cottage with sloping floors, low beams and doorways, steep stairs inside and even steeper slate steps outside; care needs to be taken by all visitors.

There is level access through the front door to a small lobby before climbing the staircase with 11 steps to a small landing. There is a banister rope on the lower part of the stairs but no banister rail alongside the final 4 steps. On the small landing there is access to the WC and the back door and then one further step up to the first floor with access to the kitchen/dining room, sitting room and utility room/shower room.

The staircase to the second bedroom floor is very narrow and steep with a low beam (you need to duck!), it has 12 steps and a sharp bend at the top; there is no hand rail but hand holds have been placed at strategic intervals on the stairs.

There is also outside access from ground level to the first floor, with 11 slate steps, two corners and a narrow passageway.

The climb to the top of the garden takes you up a total of 38 slate steps before walking up a grass incline to the top terrace which is accessed by a further 8 wooden steps.

All the slate steps and slabs (on the courtyard and some paths) can become quite slippery when wet and care must be taken at all times; use of the garden is at your own risk.

Access to the garden, and even movement around the cottage, may present challenges for visitors with mobility problems. YOU must decide if Ellerys is suitable for ALL members of your party; photographs are available for inspection.

All enquiries and correspondence should be addressed to:

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