

Access Statement for Bason Farm

Bason Farm is 4 star QIT rated. On confirmation of booking a brochure is sent which includes contact details and directions for reaching us.

Ample parking for max. of 4 cars, some level and also with a slight incline. Help is provided with luggage. Entrance to front of house through a honeysuckle archway 110mm wide, stone chippings with slight incline to house.

Entrance slate slab 3.5mm high to ridge of door 7mm high with door 80mm wide and 198mm high. Large hall, central rug on traditional red and navy 'Barnstaple' tiles. Two door mats, one inside front door and one at base of stairs.

Dining room on immediate left from entrance to house. The door is 83mm wide and 209mm high. The 'Barnstaple' tiles extend into the dining room complemented with a large centre rug. There are two mahogany dining tables one has 4 corner legs with a height from floor to knee of 64mm, the larger has 2 Georgian style central legs and the height from floor to knee is 65mm. There is a large wooden hearth 64mm x 150mm with a woodburner. A small fridge 44mm wide and 48mm high under a table 93mm x 46mm with an electric toaster. There is a 3 seater sofa and separate armchair 46mm from floor to seat. Also a television and video player.

From the entrance hall the stairs to the first floor have 15 steps 18mm high and 86mm wide. They are straight with a wooden handrail on the right ascending and fully carpeted. The landing is 99mm wide and fully carpeted in a rich red and navy traditional design. The walls have dado rails and painted in cream and navy.

The door to the first double bedroom is on the immediate right from the top of the stairs and 81mm wide x 190mm high. Access all around the double bed which is 49mm high from floor to top of mattress. The en suite shower room is 133mm x 200mm the width of the shower door is 70mm. The height of the sink is 80mm. The height of the toilet is 40mm. The step into the shower is 25mm. The length of the shower is 131mm x 71mm wide and has a handrail near to the shower head. The folding shower door is 62mm wide.

Access to the second double bedroom is further on the right. The door is 80mm x 191mm. Access all around the double bed which is 64mm from floor to top of mattress. The en suite shower room is 112mm x 273mm. The width of the door to the shower room door is 75mm. The sink height is 81mm, toilet height 41mm, the step into the shower is 27mm. The length of the shower is 109mm x 73mm wide and has a handrail near to the shower head. The folding shower door is 62mm wide.

The twin room is on the left opposite the second double bedroom at the end of the landing. The door is 80mm x 192mm. Half access to the twin beds 66mm between the beds and 63mm from floor to top of mattress. The door to the en suite bathroom is 80mm x 192mm. The bathroom is 203mm x 300mm. The height of the sink is 80mm, the toilet is 39mm. The height of the bath is 60mm, depth 44mm, width 59mm there is no handrail, but a rubber bath mat is provided.

All the bedrooms have beverage trays including electric kettles, teapot and a selection of teas (including fruit/herbal) coffee and hot chocolate and uht milk (fresh milk is provided on request). Televisions, radio alarms and hairdryers. All the first floor rooms are full carpeted except for the en suites which are vinyl. All the rooms are tastefully decorated in coordinating colours which are regularly renewed.

The large front garden has a large pond – the home for our ducks! Garden furniture is provided including a garden hammock and picnic table to seat 6 people.

A car is necessary. However we are near the cycle route!

The closest public transport is a bus service – busLINE NORTH DEVON 08456001420 stopping at Dunsland Cross, which is 4 miles from Bason Farm.

Taxi service Holsworthy Taxis 01409 259420.

Trains 08457 484950

The nearest shop is 4 miles. Pub 3 miles.