

Access Statement for Beach Retreat

- **Exposure:** Seaside village
- **Transport:** The property can be reached by car, public transport (on bus route). It is approximately 2 miles from Cromer.
- **Parking:** Off road private parking to rear of the cottage, entrance a little narrow. Roadside parking available in Harbord Road, no permits needed.
- **Entrances:** Manual with one step to front door. Paved path to back door from parking area. Both single door widths.
- **Type of Building:** Cottage, no lifts (two floors) - stairs with handrail on one side.
- **Rooms:** Ground floor – lounge, kitchen/diner, utility and bathroom. First floor, twin bedroom, (can be made up as super king). Main bedroom (kingsize bed).
- **Bedrooms:** All on first floor.
- **Bathroom / Toilet:** On ground floor, shower over the bath.
- **Kitchen & lounge:** On ground floor.
- **Door widths:** all door widths are single
- **Externals:** Paved path to front door and back door, paved patio area. Garden, gravel with borders.
- **Information provision:** We are available to contact 24hours to help with any problems or queries.
- **Miscellaneous:** Mains power supply, gas central heating, Multi fuel burner, Seaside village location. Village store, post office and public house.