

## Lynton Cottage Hotel Disability Access Statement

Lynton & Lynmouth are built on steep hillsides. This is reflected in the gradient in many areas of the villages. The Hotel is situated over 3 floors, plus the car parking which is at a lower level.

The Hotel is a Grade II listed building, built in 1815. Due to the nature of its construction, we regret the premises are not suitable for persons requiring the permanent use of a wheelchair

**Parking** – There is parking for all Guests. At the end of the car park where it widens, we have some extra large spaces, that measure 5.8m long x 2.8m wide. Passengers can be dropped at the front steps if required.

**Reception** – On arrival, the Car park is at a lower level than the Reception at Ground Floor. From the car park, there are:

- 6 steps each 180mm high  
to half landing
- 3 steps each 180mm high  
to half landing
- 3 steps each 180mm high (with hand rail)  
to Terrace outside Reception door
- 1 step into Reception 200mm high

**First Floor** – From Reception there are 4 steps, carpeted, 200mm high, with hand rail:  
to half landing  
7 steps each 200mm high, carpeted, with handrail  
to half landing  
5 steps each 200mm high, carpeted with handrail  
to half landing  
walk 2 metres, then 1 additional step of 200mm high (no handrail)

**Second Floor** – This is not recommended for persons with mobility issues, because the second staircase is steeper and narrower.

**Ground Floor Bedroom** No 4 “Superior Ground Floor room with private terrace & magnificent sea views”

This room can be accessed via Reception, and once at Reception level, is then Ground Floor.

There is an alternative way into the room via the private terrace, if one partner unlocks the room from within. Leading to the terrace from the end of the Car

park, is a ramp and a flight of steps.

There are 8 steps. 7 x 130mm high and the top step 180mm high, with no handrail.

The ramp is not DDA compliant but may be a preferred shorter route to the bedroom, or for bringing in luggage.

The Bathroom – Within the bedroom, there are two steps up into the bathroom

190 mm high and 1000mm square,  
and the top step is 180mm High into the Bathroom

There is no handrail. There is a shower over an 800mm wide, full length bath tub

Rubber suction hand grips are available from Reception.

**Ground Floor Suite** “The Countisbury Suite” bedroom No 5,  
with magnificent sea views.

This room can be accessed via Reception, or via its private terrace outside. There is a private side door. This can be accessed via the driveway, with two steps up to the door of 100mm and 140mm into the room and Sitting area

Then there are three steps down into the bedroom area each 165mm – 185mm high (no handrail)

**Bathroom** – The bathroom is at the same level as the bedroom.

It is a “Wet room” measuring 3.7m x 1.73m

There is no bath tub

The shower is a walk in, “wet area”, there is no floor sill. The shower space measures 1000mm wide x 1730mm long.

The doorway has a clearance of 795mm

There are no handrails, but Rubber suction handholds are available from Reception.

Once in the bedroom, the other public rooms of the Hotel are at the same level, with no steps.

For any queries or further information, please Telephone the Manager, on 01598 752 342.