

Woodside House - Access Statement

Introduction

This access statement does not contain personal opinions as to our suitability for those with access needs, but aims to accurately describe the facilities and services that we offer all our guests/visitors.

Woodside House is a quality self catering holiday home situated in Ambergate, Derbyshire making it an ideal base to explore the Peak District and the other tourist attractions that are situated in and around the Derwent Valley of Derbyshire. The property is within the extremely popular Derwent Valley Mills World Heritage Site. Situated in a beautiful area close to the historic town of Belper, the surroundings of Woodside offer endless activities for the young and the more mature and is now available for functions and accommodation.

Once a spacious family home, Woodside House was built in the 1840's as the chief engineers residence during the construction of the Midland Railway through Derbyshire's scenic Derwent Valley. It has since been tastefully restored and extended.

The house benefits from 6 bedrooms, with 1 being located on the ground floor. All bedrooms are en-suite, with an additional w/c adjacent to the living area. Quality in Tourism 4* grading.

If you have any further queries or require any assistance please telephone 07805 230317. Or email enquiries@groupselfcatering.co.uk

Pre-Arrival

- There is extensive information about Woodside House on our website www.groupselfcatering.co.uk
- The address is Woodside House, Station Approach, Ambergate, Derbyshire DE56 2EN. Comprehensive Directions are available on our website.
- Bookings / enquiries can be made by via email to enquiries@groupselfcatering.co.uk or calling 07805 230317.
- The nearest bus stop is within viewing distance. For information call 01332 292000.
- Ambergate train station is adjacent to Woodside House.
- There are accessible taxis available from Belper, Ambergate and Ripley.

Key Collection, Welcome and Car Parking Facilities

- The key for the door is in a coded key safe adjacent to the front door - details of location and code will be sent to you by us prior to your holiday.
- Parking is approximately 10 metres away from the entrance.

- There is a car parking area with enough room for 8 cars. Further parking is available in the adjacent pay and display train station car park.
- The car parking is levelled, gravelled and sloping.
- Access from the car park is via a stepped access, fitted with Dusk till Dawn lighting.

Entrance To The Property

- The entrance to the property at the front has 18 steps with a handrail to one side.
- There are 4 refuge / landings on the approach steps, together with a large top patio adjacent to the entrance.
- There are no access ramps for wheel chair access.
- The front door is 75 cm wide and the keyhole lock is 95cm high.

Entrance / Lounge

- The entrance door is 75 cm wide.
- Flooring is ceramic tiles throughout.
- Furniture is moveable.
- One leather double sofa and 1 leather triple sofa.
- Sky TV with remote control. DVD player. CD player with radio and IPOD dock.
- A coffee table is in the lounge measuring 30 cm floor to lowest point of table, 135 cms metres long, 90 cms wide.
- Smoke alarms fitted.

Dining Room

- The dining room is open plan with the lounge.
- A games area is incorporated with a table football game and adjacent bookcase.
- Flooring is ceramic tiles throughout.
- A dining table is in the dining area with 16 chairs.
- The dining table is in the lounge measuring 74 cm floor to lowest point of table,
183 cms metres long, 90 cms wide. X2
- Chairs are movable with padded seats and 4 chairs have arms.
- 2 High Chairs are available.
- Smoke alarms fitted.
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Kitchen

- Kitchen is located adjacent to the dining area and conservatory/garden room.
- The worktop height is 90 cm
- Electric double oven fan oven, lower oven (drop down) set 500mm above floor. Upper oven (side hung door) set 930mm above floor.

- Sink at worktop height with cupboards underneath
- Front loading dish washer 60 cms wide.
- Lighting is spotlight bulbs on ceiling, with under unit lighting.
- 44 cms free space between cupboards and worktops.
- Good contrast between floor, cupboards and other surfaces.
- American Style Fridge with freezer compartment and ice cube maker.
- Microwave on shelf above work surface..
- Flooring is ceramic tiles.
- Front loading washing machine.
- Front loading tumble dryer.
- Iron and ironing board provided, also clothes airer.

Ground Floor Bedroom

- Door width 60 cm.
- Double bed
- Single bed
- Bed heights 53 cm floor to top of mattress.
- Non feather duvets and pillows provided.
- Flooring is ceramic tiles.
- Bedside tables.
- En-Suite toilet, with shower.
- Television
- This room can also accommodate 2 cots.

Ground to First Floor Stairs, Landings, Passageways

- Tiled stairs lead off Lounge to first floor.
- Evenly lit with wall and ceiling lights.
- 15 steps to first floor with intermediate landing.
- Stair width 85cm
- Smoke alarms fitted.

4 Bedrooms to First Floor

- 2 bedrooms have king-size beds and 2 bedrooms have two single beds.
- Door widths 69 cm.
- Bed heights 51-55cm floor to top of mattress.
- Non feather duvets and pillows provided.
- Bedside tables.
- All bedrooms ensuite, 3 with showers, 1 with bath and shower over.
- All bedrooms have televisions

First to Second Floor Stairs, Landings, Passageways

- Tiled stairs.
- Evenly lit with wall and ceiling lights.
- 13 steps to first floor with intermediate landing.

- Stair width 60cm
- Smoke alarms fitted.

2nd Floor Bedroom

- Door width 60 cm.
- Vaulted Ceiling
- Three single beds provided
- Bed height 51 cm floor to top of mattress.
- Non feather duvets and pillows provided.
- Bedside tables.
- Ensuite toilet and wash basin.

Patio / Barbecue Area

- Large paved area accessed from the conservatory/garden room
- All stone paved
- Large covered seating area with barbecue
- Wine cooler / Fridge
- External seating and tables
- 16 seated dining.
- 16 additional seats
- Woodland view

Additional Information

- Heating is provided by oil fired central heating throughout.
- The lounge has a large wood burning stove. (Wood provided during winter months)
- Information folder in house is provided with notice board, including local take-away menus etc.
- Good mobile phone reception. Nearest public phone at train station (200 yards).
- Wireless internet access.
- The property is non smoking throughout, although smoking is permitted on the outside patio areas.
- Up to two well-behaved dogs are allowed on the condition they are not left unattended.

Future Plans

- We will review our property through feedback from our guests and make any changes accordingly
- We welcome your feedback to help us continuously improve if you have any comments please email us at enquiries@groupselfcatering.co.uk

Our Contact Information

- Address: Woodside House, Station Approach, Ambergate, Derbyshire, DE56 2EN
- Please contact: Lisa Roberts
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