

THE CHALET



THE GARDEN 1 BEDROOM FLAT

Access Statement

The 1 bedroom Garden Self catering cottage is situated down its own private drive, only shared with one other house. The cottage access is via a downward

slope between two houses leading to a side gate into the garden area. The cottage sleeps 2 people. The cottage has its own private patio area with bistro set and views over Morecambe bay. The front door and patio area leads to the large tiered gardens and main house patio also available for full use with spectacular views over the Bay. The garden has lawns, seating areas and garden furniture with the best views on Grange over Morecambe Bay. The garden flat is inaccessible to persons with walking difficulties as it is on a downward steep grassed slope.

The Chalet is a detached house with 3 self catering cottages attached to the main house situated on a quiet road with private drive access around 2 minutes from the town centre by car. The Chalet is not pet friendly.

Pre-Arrival

Nearest town and railway is Grange over Sands which is a 5 minute drive by car or a 20 minute walk.

Nearest village is Cartmel which is 5 minutes drive by car

The Co-operative and Spa are the nearest minimarkets and the local grocers Fletchers do a delivery service to The Chalet cottage.

Several local taxi services.

Local bus services are from Grange over sands train station

More information will be sent to you in your welcome letter with directions and more local information

Arrival & Car Parking Facilities

On the private drive, there is a parking area for up to 4 cars outside one of the cottages. The garden flat is on a downward slope from the car park area or an upward walk via steps from Highfield Road. Not suitable for persons with walking disabilities.

Main Entrance

There is a slope leading down to the front door via a side gate, that opens into a cosy cottage kitchen with kitchen table and chairs for 4.



The Garden Cottage is actually an annex attached to the main house on one side.

Public Areas - Hall, Stairs, Landing, Corridors etc

The Garden Cottage has recently undergone complete refurbishment to a high standard and has carpets throughout except in kitchen and bathroom which has tiled floor.

The kitchen includes kitchen table and chairs/eating area. The lounge leads via one step down to a corridor which leads to one double bedroom with twin beds. The modern lounge and showerroom and WC are off the corridor. There is no bath.



Public Areas - Sitting room, lounges

The Garden cottage is a cosy flat created in the 50s with lounge, kitchen, bedroom and shower room, all on one level. There is an additional freezer in the single garage.

Restaurant / Dining Room, Bar & Bar area, Take Away & Cafe

All Chalet cottages have dining/kitchen areas for own catering with extensive kitchen equipment.

The town centre facilitates several take-aways, restaurants and two pubs. More information in the flat and on your welcome letter.

Laundry

Laundry facilities are provided in the kitchen with washing machine. A Hoover, cleaning equipment, iron and ironing board, clothes rack for drying, pegs are also provided in a cupboard in the kitchen. There is a clothes line outside if required and clothes horses are available but the owners prefer guests to use the tumble dryer. There is a shared tumble dryer in the single garage.

Shop

There are several shops in the town centre including supermarkets, cafes and restaurants, charity shops, clothes boutiques, hair salons, butchers, bakeries, florist and much more.

Treatment room(s)

Grange town centre has a very good treatment room for spa and salon facilities.

Leisure Facilities

Grange Duck Pond and Band stand offer extensive and excellent recreation areas and use of gardens.

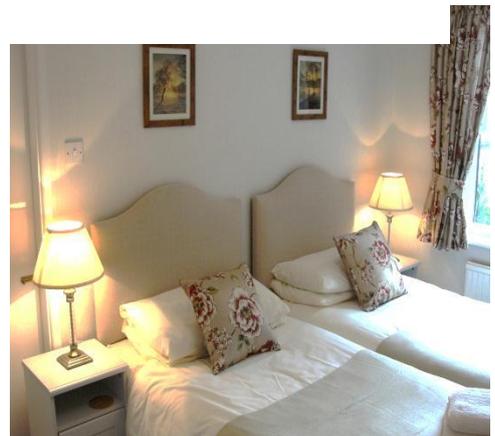
Netherwood Spa and several other 3-5 star hotel spa and leisure facilities are between a 5 and 25 minute drive away.

Lakeside for access to the main lakes is only a 20 minute drive from the Chalet properties providing guests an excellent base to explore the Lake district. More information can be found in the flats.

Bedrooms & Sleeping Areas

The Chalet Garden cottage has 1 twin bedroom with carpets

The flat boasts of own patio area with excellent views.



Smoke Alarms in all properties and fire blankets.

Anti allergy, hotel quality Percale bedding used.

Extra blankets are provided.

Bathroom, Shower-room & WC



The garden cottage has tiled floor shower room, newly refurbished with quality tiled flooring with extractor fan. There is no bath but a separate shower cubical, WC and Sink plus radiator rail.

Self-Catering Kitchen

The cottage kitchen area with microwave, slow cooker, toaster, kettle, fan ovens with grill, fridge with freezer compartment, gas hob and ironing facilities.

Separate freezer and tumble dryer in garage for shared use.

Extensive further pots, pans, cutlery, glassware etc to make it home away from home.

Attractions

The village of Cartmel is only a 5 minute drive away with the famous priory and Michelin star restaurant. Lakeside for Lakes cruises and Lake Windermere is 10 minute drive. Over 50 attractions to visit including national trust houses, garden centres and museums in the Lake District.

Grounds and Gardens

Private patio with new (2015) bistro set leading onto grass lawns on a 3 tiered garden.



Garden recliners provided and small BBQ set in the garage.

The Chalet has large hedged lawned garden on several levels is not suitable for persons with walking disabilities.

Additional Information

Owners live in London during the week and at the Chalet most weekends. A house manager who lives locally is on call.

Address: The Chalet, 18 Highfield Road, Grange Over Sands, Cumbria LA117JA

Telephone 07789392816

House manager David: 07791488124

Email: info@lakelandchalet.co.uk or peter47bown@gmail.com (preferred)

Website: www.lakelandchalet.co.uk / Tripadvisor and Go Lakes websites

Hours of operation: open all the time

Emergency number: 07789392816

