

## The Coach House, Newland

### Accommodation Details

The Coach House is well located and equipped for active or relaxing holidays all year round. The Accommodation is accessed via a conservatory which is suitable to store coats, muddy boots and dogs.

Inside there are two reception rooms – the upper lounge offering a seating area with flat screen television and DVD player, together with a dining area with seating for 8. The comfortable lower lounge contains an open fire and a further seating flat screen television. There is a book case with a selection of DVD's and local books and maps.

The fully equipped modern kitchen and separate laundry room are both accessed from the upper lounge  
Facilities include:

Washing Machine	Tumble Dryer	Microwave
Hob	Oven & Grill	Dishwasher
Kettle	Toaster	Fridge/Freezer

Sleeping accommodation is provided by 3 large bedrooms. Two bedrooms are upstairs and one is accessed from the ground floor. Each room is large enough to comfortably take an extra bed or cot if required. The bedrooms consist of one twin, one double and one with the option of being a twin or double. Each room is individually furnished to the highest standards.

Facilities include:

- Beds
- Bedside tables with lights
- Wardrobes
- Chest of Drawers
- Mirrors
- Dressing table & seating

There are two bathrooms – one on the ground floor with w.c., hand-basin, and bath with over-bath shower and a second on the first floor with w.c., hand-basin, double-ended bath, and large separate shower.

Outside there is a secluded seating area with BBQ and mature garden. The whole property is non-smoking.

The following items are provided free of charge:

- Bedding
- Towels (One bath and one hand)
- Teatowels
- Heating
- Internet access
- First basket of logs (in winter)

The following can be provided at an extra charge:

- Cots (£10.00 per hire)
- High Chair (£10.00 per hire)
- Babysitting (£5.00 per hour).
- Dogs (£5.00 per dog per day maximum 2 dogs)