

National Trust Cottages Accessibility Guide

Portland House

24 Bellevue Road

Weymouth

DT4 8RZ

Property Reference: 003042



Introduction

- Portland House is a coastal villa designed and furnished in the Art Deco style. The white building is set into the sloping contour of the land and ranges over two levels within a beautiful large, enclosed garden which leads down to the sea. A large formal staircase and narrower 'back' staircase, are both long and steep. There are other level changes on each floor.
- Some routes around the garden and terraces are uneven.
- Sleeps 12 people in 7 large bright bedrooms located on both levels; two cots are also available. Bathrooms are available on both levels.
- Tranquil sea-views from two very large and wide terraces overlook the sea and coastal views. Some bedrooms open out on to the terraces or to a smaller loggia.
- Whilst self-contained and private, the house is set in a residential area not far from shops and local amenities.
- There are a number of good walking routes in the surrounding area, but these can be steep.
- NB: parts of the foreshore is a designated Site of Special Scientific Interest



Pre-Arrival

- See the main webpage for Portland House ([Portland House Dorset | National Trust](#)) for booking and location details.
- To enable our housekeepers to prepare the cottage for any particular accessibility requirements you might have, please contact guestrelations@nationaltrust.org.uk
- Directions are provided electronically three weeks prior to travel. If you need a printed (or large print) version of any of our holiday documents, please contact guestrelations@nationaltrust.org.uk

Ground Floor:

- Entrance level: this is the upper level. A small hall opens directly onto the main staircase leading down to the lower level. 2 further sets of 3 shallow stairs lead from each side of the hall up to four bedrooms – 1 x super king which can be made into a twin room, one twin room, one single room and one king.
- Bathroom with shower over the bath is found nearby along with a bath for shower use only a second bathroom and a separate shower room.
- Breakfast room, utility area within kitchen are found on this level.
- Accessible toilet with 2 hand basins at far end of building.
- Main staircase. - rope banisters
- Back narrow staircase - wooden banisters to each side

Lower Floor

- Large formal drawing room, 3 sets of French doors to the terrace. Dining room with French doors to the terrace. 3 bedrooms – a super king that can be offered as a twin, a king with French doors to a small loggia and a single bedroom. Bathroom with shower over bath.

Approach

- Carefully following the directions sent with your booking document is recommended.
- The house is named and is located behind a set of electric gates. Entry is via a grey push button switch on the left-hand side of the gates.
- A small, detached red-brick house stands to the left on entry through the metal gates. The internal service road (compacted earth and gravel) follows round right to Portland House.
- The villa is 80m approximately from the public highway. A long-paved avenue of palm trees leads to the sunken entrance doorway which can only be accessed by a set of brick steps.



Arrival & Parking Facilities

- An area of parking for six cars is available on gravel.
- There is bulkhead lighting (PIR) on the approach and at the entrance itself.
- The 20m (approx) long path lined with mature palm trees is of paving slabs and is 1.8m wide
- The key safe is located to the left side of the large double blue entrance doors. The code for the key safe is in your booking details.

Getting in (and out) of Portland House

- The entrance door is below land level. A set of brick steps to three sides of the entrance doors lead to the double front door.
- Double timber doors painted dark blue with single leaf opening width of 490mm. One door is bolted and cannot be opened. Visual contrast is very good.
- Illumination levels in the area is good.
- Weather mat is available.

Getting around the cottage

Entrance level: From the entrance there are 3 carpeted steps both to the left and right (each step is 130mm high) with timber handrails at 1060mm.

Main staircase: Wide staircase <2m. (steep with rope rail)

Narrower service staircase: with banisters – 820mm wide. 600mm net of banister rails. 17 risers of 180mm high.

Floor surfaces: parquet flooring in main reception rooms with rugs. Mainly carpeted bedrooms, service rooms and some corridors. Tiled main staircase. Vinyl and ceramic tile to wet areas.

Door widths: Range between 690 - 800mm. None are very heavy to open.

Access to terraces: Most bedrooms lead out onto one of the two terraces or to the small loggia. In each case there is a step with height range of 180/200mm leading onto the terraces.

Other: Illumination levels are generally good. Visual contrast is good. This is a large house and can be navigated using the 2 main staircases.

Individual Rooms

Kitchen and Utility Rooms

- Door width 720mm leads into utility room and then the kitchen
- Height of the worktop is 990mm from floor level
- Circulation space is very good. Well equipped kitchen. Natural light from large windows.
- Central peninsular unit at 970mm
- Lighting levels are good
- Lever taps provided on sinks – sink height 950mm
- Range-master double range cooker with gas hob.
- Washer/Dryer machine
- Dishwasher
- 2 kettles
- Large upright fridge by the dumb waiter in the kitchen
- Under counter freezer in utility area

Main Dining Room

- Large airy room overlooking the terrace and the sea.
- Dining table 2480mm long and 1040mm wide. Height 750mm. Space under 660mm.
- Seating for 12. Upholstered chairs including carver chairs.
- Illumination levels are very good
- Parquet floor
- French windows to terrace
- Wall and standard lamps

Second dining/breakfast room

- Door width 720mm. Timber floorboards with large trestle table. Height 770mm, 1980mm length. Wall benches and dining chairs.
- Good illumination levels.
- Flat screen TV and games found in this area.
- Circulation space is very good.
- Wall and standard lamps are provided

Drawing Room

- Two large sofas measuring 1590 mm inside arm to inside arm with a seat height of 480mm and a range of upholstered colonial style sofa and chairs.
- Illumination levels are good. Full height windows and doors. Very large, stylised windows
- Timber floors with large rugs
- Live fire, guard provided
- Standard lamps, central chandelier and a range of wall lights.



Bathrooms

Bathroom 1

- 1920's style. Metal bath 460mm height. Internal width 600mm. Internal depth 400mm. Mira electric shower over the bath. controls at 1550mm from base of bath.
- Shower head/unit at 1860mm from the base of the bath. Integral tiled soap dish and hand grip at 200mm above bath top.
- ***(Please note that the bath is used as a shower tray only and cannot be used as a bath)***
- Glass screen. Illumination levels are good. Large pedestal wash hand basin at 800mm height with pillar taps.
- WC with seat height of 455mm. Light over mirror. Vinyl tiles.

Bathroom 2

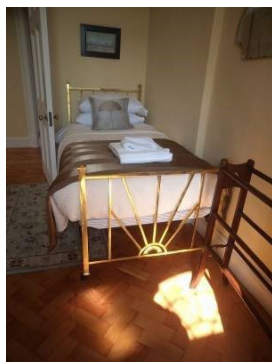
- Tiled in bath with height of 550mm. Internal Width 570mm Internal depth 440mm. Length 1470mm.
- Pillar taps.
- Mira Sport Shower over bath.
- Shower curtain. 1500mm to center of Shower controls.
- Light over mirror. Height of large sink 800mm.
- Vinyl tiles.
- WC at 500mm to seat.

Bathroom 3

- Sky-light.
- Metal very large bath with height at 640mm. Internal width 630mm, length 1740mm. Internal depth 470mm. Integral soap dish with incorporated handrail.
- Wall mounted screw taps.
- Electronic Mira Allero shower over bath. 1570mm to center of controls.
- Glass screen.
- Wash hand basin 800mm with pillar taps.
- Heated towel rail.
- Vinyl tiles. WC 440mm.

Shower cubicle

- Changing bench at 550mm. Vinyl floor.
- Corner cubicle unit with sliding doors, plinth is low profile at 100mm. Tray 1100 x 700mm. Curved to the front. Mira Sports shower. 1600mm height from tray to controls. Standard WC. Height of WC is 430mm.
- Wash hand basin at 800mm height, mixer pillar taps. Light over the mirror. Good illumination levels.





Holidays

Separate WC

A separate close coupled WC (450mm high to seat top) is available at the entry level. 2 hand basins at hand basins 800mm high in a spacious lobby.

Double Bedroom – entrance level - upper floor

- Twin beds linked together. 1800mm x 2000mm. Metal frame. Height 580mm. Space under 230mm.
- Window bench. Good illumination levels. Bed side lights on cabinets.
- shower and lavatory next door.

Double Bedroom - upper floor

- 5' bed (1500 x 1960mm) Height 600mm. 2 bed side lights on cabinets.
- Doors to terrace. 2 steps, 190mm and 180mm high.

Single Bedroom - upper floor

- 4ft 6 inches wide x 6ft 6 inches long, Metal frame bed. Space under 210mm. 600 mm high.
- Bed side lights on cabinet. Wash hand basin height 800mm. Pillar taps. Doors to terrace with 2 steps.

Twin Bedroom - upper floor

- Single beds 900 x 1900mm space under 300mm. Height 680mm. Metal frame. Steps to terrace.

Double Bedroom (can be twin) - lower level

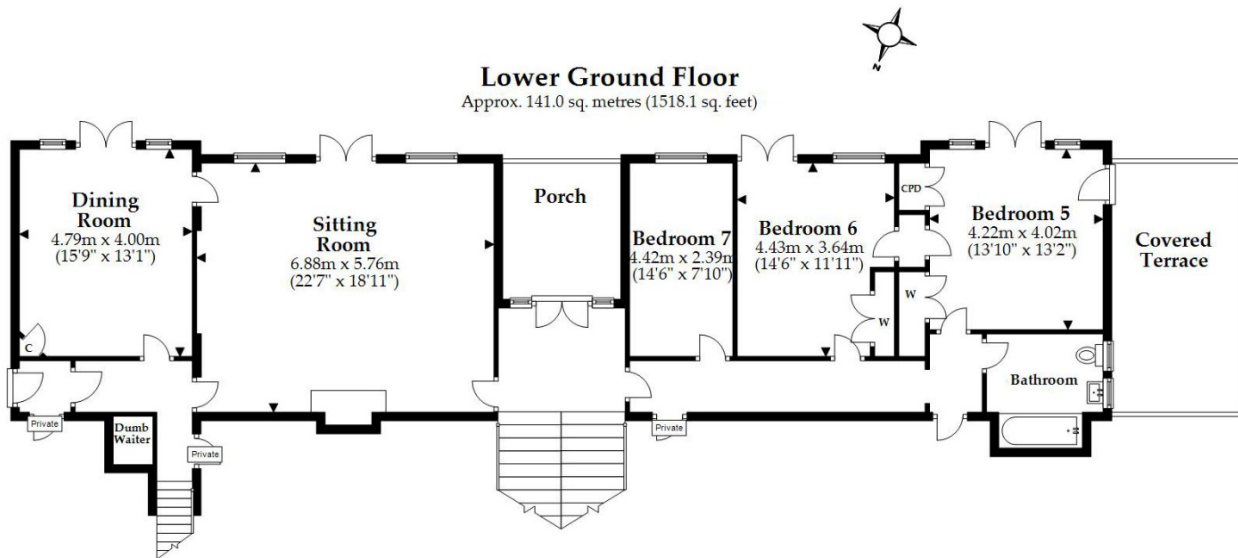
- 1800x 2000mm. Can be offered as a twin beds. Height 650 mm. Space under 230mm. Bed side lights.

Double Bedroom - lower level

- Metal frame bed 1500x 2000mm Height 630mm. Doors to terrace. Connecting door to next bedroom. Bed side lights.

Single Bedroom - lower level

- Bed - Width 920mm x 1900mm. Height 500mm. Space under 110mm. Wall light above bed. Parquet floor.



Upper Ground Floor

Approx. 177.5 sq. metres (1910.1 sq. feet)



Total area: approx. 318.5 sq. metres (3428.2 sq. feet)

This plan is not to scale and it is for general guidance only. LIT Surveying Ltd Ringwood

Garden

- Large gardens on both levels. On arrival the entrance level offers lawns and a colonnade of palm trees. There are brick steps up to the lawned areas
- Further down the site are a mixture of terraced gardens linked with pathways and steps.

Additional Information

- Assistance dogs are welcome at all our cottages. If you are bringing an assistance dog to a non-dog cottage, please contact guestrelations@nationaltrust.org.uk so we may contact all future guests in case of an allergy.
- In the event of a fire, it is the responsibility of the guests to evacuate themselves. Under pillow vibration alarms are available if requested at time of booking.
- If you required the WiFi to be turned off, please advise us in advance. · If you have any allergies, please contact guestrelations@nationaltrust.org.uk

Specialist equipment

Other specialist equipment such as wheelchairs, bath seats, toilet frames, hoists etc. **may** be available for loan or purchase from a local disability equipment provider. For further details, please contact guestrelations@nationaltrust.org.uk Please note that any contacts supplied are done so in good faith and are not endorsed by the National Trust.

Feedback

All feedback is very helpful in informing us of ways in which we can improve access to all our accommodation. We welcome any comments or ideas from you to guestrelations@nationaltrust.org.uk

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