



Avocet Cottage – Sleeps 6 + Travel Cot

- 1 x Master bedroom with king sized bed and room for travel cot
- en-suite shower room with WC
- 1 x Double bedroom with king zip & link beds
- 1 small twin bedroom with 5ft zip & link beds
- Family bathroom with walk-in shower, bath & WC
- Adjacent to tennis courts, bike store and close to North car park
- Sorry no pets allowed



Your cottage includes:

- Linen (duvets), towels, tea towels, oven gloves.
- Electricity
- Under floor Heating from Ground Source heat pump, solar water system (LPG boiler back up) Stone floors throughout cottage
- Access to Garden House boot lobby when booked as communicating.
- Flat screen TV with freeview & DVD
- I Pod docking station
- Selection of books & games
- Wireless Broadband Internet connection
- Fully equipped kitchen with cookware, serving dishes, cutlery, crockery & glassware
- Plastic bowls & cups for kids
- Salt & pepper
- Cafetiere, Espresso coffee machine, toaster, hand blender, mini whisk
- Gas/ electric cooker.
- Microwave, dishwasher, fridge/freezer
- Ice cube trays, plastic storage boxes.
- **Highchair, travel cot and bed guards, baby bath, Blackout blinds on request***
- Iron, ironing board, hairdryer, clothes line, pegs
- Torch, matches, tea light candles.

- BBQ, garden furniture
- Private fenced terrace with direct access to shared garden

Laundry: 24 hour laundry access, tumble driers £1.00 for half an hour drying time.

Water onsite at Cranmer

Water is supplied from our deep borehole. We are in a hard water area. Drinking water available from the kitchen cold water taps which is filtered at source and tested according to the UK drinking water quality regulations. Water to the shower and washing machine is softened with an ion exchange water softening system.

- Babies under 6 month should only drink bottled water.
- Formula should also be made with bottled water

Eco Friendly Housekeeping starter box is located under your kitchen sink:

- Delphis multi-purpose cleaner
- Delphis sanitiser spray
- Delphis Washing up liquid
- Delphis washroom cleaner
- Dishwasher tabs
- Laundry tablets
- Toilet roll per bathroom
- 2 black sacks

You may require further supplies for the duration of your stay.

Extras and special requirements

Please email us at bookings@norfolk-luxury-cottages.co.uk if you require any additional extras or to make any special arrangements at least two weeks prior to your stay.

Please request if you have not already:

- Highchair, travel cot, bed guards, baby bath, blackout blinds
- BBQ lighting kit available to purchase only during summer period
- Bikes can be safely stowed request lockable bike shed key
- Key Safe: For arrivals after 6.00pm your front door key is available from the safe adjacent to the entrance of your cottage. You must contact us to advise a late arrival and we will supply the box code

Please bring with you:

- Towels for the swimming pool
- Infants must wear a Splashabout neoprene Happy Nappy you can purchase these at www.splashabout.com
- Cot mattress and cot linen we do not provide these. Cot size

Supermarket deliveries

When ordering your supermarket delivery from Waitrose, Sainsbury's or Tesco. **Please supply the COTTAGE NAME** and arrange for your delivery to arrive after you have, as we do not have staff to stow or check the order. Thank you.