



Hope Cottages Filey

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HOPE COTTAGES

In 2005 the holiday accommodation was managed for the first time by the two brothers John and Peter Watkinson with their wives Cath and Sue and there was a major refurbishment. In 2006 two ensuite bathrooms were built. Further improvements in 2007 completed the major refurbishment of Silverline and Drifter. Endeavour was completely refurbished in 2009. We take pride in providing clean comfortable self-catering accommodation. Our aim is to continue to invest in the holiday cottages to make them amongst the most luxurious in Filey and on the North Yorkshire coast.



There are three cottages. **Drifter & Silverline** (both sleeping 6 in 3 bedrooms with ensuite off the master bedrooms), and **Endeavour** (sleeping 4 in 2 bedrooms)

All have:

- Living room at the front of the house with full sea views.
- Full gas central heating and all rooms double glazed
- Electric oven, electric ceramic hob and microwaves.
- Fridge/freezer, dishwasher and washer/dryer
- Free wireless internet access.
- Bed linen, towels and duvets included.
- All electricity and gas included.
- Bench seat on Front terrace (superb for morning coffee).
- Freesat TV (32" or bigger) with DVD player
- Strictly **no smoking** or barbecues anywhere on site.

Details of the three cottages

Drifter Cottage

Downstairs • living/dining room with full sea views, and a fitted kitchen

Upstairs • Master bedroom - double bed with good views straight out to sea and an en suite bathroom with shower.

Other rooms - 1 double bedroom with good views ,1 bedroom with bunk beds and a bathroom.

Silverline Cottage

Downstairs • A living room with full sea views, a fitted kitchen/dining room (seats 5) and a bedroom (double).

Upstairs • Master bedroom - double bed with good sea views to the Brigg and Coble Landing and an en suite bathroom with shower.

Other rooms 1 twin bedroom and a bathroom.

NOTE Silverline sleeps 6 but the main dining table in the kitchen seats only 5. There is also a small dining table in the living room which seats 3.

Endeavour Cottage

Downstairs • A living/dining room with full sea views, a fitted kitchen.

Upstairs • Master Bedroom - king size bed with good views straight out to sea.

Other rooms 1 twin bedroom and a bathroom.

Parking

Unrestricted free on-street parking is available along the sea front in front of the cottages (subject to the availability of spaces.) There is also parking alongside the cottages up Cargate Hill. This is unrestricted during the Winter, September 30th to March 21st . In summer, March 21st to September 30th you can park on Cargate Hill from 6pm in the evening to 10am in the morning. Winter and summer Cargate Hill is almost always empty.

We do not provide off street parking



Winter breaks

In winter we offer three night breaks. A couple can have three nights on the seafront in luxury accommodation for just over £200 in the winter months.

Don't forget that with full gas central heating, double glazing and a real flame gas fire (or stove). You will be really toasty.



Silverline Cottage (Downstairs)

The living room at the front of the house has one window looking straight out to sea and a second with a view out towards Filey Brigg. There is a small dining table and 3 chairs in the window.



The living room has a real flame gas fire and a modern flat screen Freesat TV (not shown in the picture). As well as DVD player. There is also free wireless internet access.



This picture shows the sea view from the small dining table in the living room



The kitchen is fully fitted with an integrated electric oven and ceramic hob. It has all the normal equipment including a microwave oven and a good sized fridge/freezer.

The kitchen has a dining area (seats 5) with a solid hardwood table. There is also a Hotpoint dishwasher and washing machine for your convenience.



The final room on the ground floor is a double bedroom with good views over towards Filey Brigg.



Silverline Cottage (Upstairs)



There is a good sized master bedroom which has superb views out across the bay towards Filey Brigg.



The master bedroom has a brand new en suite bathroom with shower



The main bathroom also has a thermostatically controlled shower over the bath.



The comfortable back bedroom has two single beds

Drifter Cottage (Downstairs)



The living room at the front of the house has a dining table by the window which looks straight out to sea. The room has been completely refurbished. It has a new living flame gas fire. It also has a modern flat screen freesat TV (not shown in picture) with DVD player. There is also free wireless internet.



The kitchen is fully fitted with an integrated electric oven and ceramic hob. It has all the normal equipment including a microwave oven and a good sized fridge/freezer.

There is also a dishwasher and a washer/dryer for your convenience.

Drifter Cottage (Upstairs)



The master bedroom is a good size and you can lay in bed looking out over the sea, a marvellous place to watch sunrises over the sea. The bedroom also has an en suite bathroom



The second bedroom has a double bed with bedside cabinets and a wardrobe drawer combination. The window gives views along the sea front to the Coble Landing and across the bay to the Brigg.

This bedroom has bunk beds, a bedside cabinet and an open clothes storage fitting. The bottom bunk bed is a 3/4 size making it easier to get in to the bottom bunk .



The bathroom has a thermostatically controlled shower over the bath

Endeavour Cottage (Downstairs)



The living room at the front of the house has a dining table by the window which looks straight out to sea. It has a new living flame gas stove. It has a modern flat screen Freesat TV (not shown in the picture) with DVD player. There is also free wireless internet.



The kitchen is fully fitted with an integrated electric oven and ceramic hob. It has all the normal equipment including a microwave oven and a good sized fridge/freezer.

There is also a dishwasher and washer/dryer for your convenience.

Endeavour Cottage (Upstairs)



The master bedroom is a good size and you can lay in bed looking out over the sea, a marvellous place to watch sunrises over the sea.

The second bedroom shown below has twin beds



The bathroom has a thermostatically controlled shower over the bath

How to book

1. Check that the week you want is available by checking the web site availability page or give us a ring.

2. Provisional bookings should be made by telephone or email and are valid for 7 days.

3. £100 deposit to be paid (by cheque payable to Hope Cottages) to reach us in 7 days (this may not be refundable see cancellation policy). We will send you written confirmation of your booking and a receipt.



Late Bookings

Where bookings are made close to the date of arrival (less than 10 days before). The money should be paid in full in cash (not cheque) on arrival.

Cancellation

If you wish to cancel for any reason please let us know immediately. We will try to re-let that week. If we are successful then all monies paid less a £20 handling fee and less any late booking discount we may have to offer to ensure a booking will be reimbursed.

Booking Conditions

This is a family run business for families. We want everyone to enjoy their stay in Filey and so that we can offer an efficient booking service and maintain comfortable and quiet accommodation for all our guests we have the following terms and conditions.

- As the cottages are run for family groups we regret we cannot accept groups of young singles or all male/all female groups.
- Strictly NO SMOKING or barbecues anywhere on site
- Maximum number of people not to exceed normal occupancy (excluding infants in cots, one cot is available for each cottage).
- Guests must be considerate to other visitors in the adjacent cottage. Late night noise is not acceptable.
- Cottage to be left clean on departure.
- On the day of arrival the cottage will be ready by 3pm. On the day of departure the cottage by 10am.
- If circumstances beyond our control cause us to have to cancel the holiday (eg fire or flood) then we will reimburse all monies paid but regret we cannot give compensation.
- If any of the important details of the cottages change, we will let you know in writing as soon as possible and give you the option of a full refund but regret we cannot give compensation.
- We are constantly improving the properties and making small changes. We try to update all our literature both written and on the website but occasionally may make mistakes. Please check at the time of booking anything that is particularly important to you.
- Breakages must be paid for.

Pets

We may accept **one well-behaved pet** but only out of the main holiday season (July and August) by arrangement at the time of booking. There is a £10 a week charge. Dogs must not be allowed in bedrooms or on furniture or left barking. They must not be left unattended in the gardens or allowed to foul the garden.

Hope Cottages Free Wireless Internet **Access Terms & Conditions**

By using the service, you are agreeing to these Terms & Conditions.

1. Our aim is to provide internet access for the convenience of our guests. We offer the service for activities such as e-mail, instant messaging and web browsing. To be fair to all our guests sustained high volume data transfers are not permitted. This includes the uploading/downloading of multiple photos, video and music and on line gaming.
2. We cannot guarantee that the service will be available at all times and in all parts of every cottage. We cannot guarantee the speed of the service or that it will be compatible with your equipment. We reserve the right to modify or temporarily suspend the service without notice to you for technical repair. You will not be eligible for any compensation if you cannot use the service for any reason.
3. Internet security is your responsibility. We are not responsible for the security of the information you transmit or receive on the service. We suggest you maintain your own antivirus and firewall software.
4. For the reasons listed in paragraphs 2 and 3 above, we shall not be liable to you in any circumstances for any consequential losses.
5. We reserve the right to suspend or reduce the service if we reasonably believe that your use of the service is unreasonably excessive (see point 1)
6. You are responsible for maintaining the confidentiality of the password.
7. You are responsible for all activities that you engage in through our internet access. You will be liable for all expenses, however incurred, suffered by us due to your actions.