

## Access Statement for Deco - Tregrill Farm Cottages

### Introduction

Tregrill Farm Cottages is a small group of individually styled self catering properties. It is easy to find, close to village of Menheniot which has an excellent shop, 2 miles from the A38 and market town of Liskeard, 6 miles from the coast and just a 30 minute drive from Plymouth city centre.

### Pre-Arrival

- We can be contacted by text, telephone and email. There is free wifi internet access available in our cottages.
- Public transport timetables are available in the cottage housebook and pick ups can be arranged by local taxi from coach or train station in Liskeard.

There is a bus stop in Menheniot village, 0.5 miles away and the train station is in Liskeard 2 miles away.

- Waitrose, Asda and Tesco will deliver groceries here, local groceries can be ordered from [www.food4myholiday.co.uk](http://www.food4myholiday.co.uk)
- Nearest equipment hire is Saltash Mobility, 01752 845265, <http://saltashmobility.co.uk/>.

### Arrival & Car Parking Facilities

There is car parking on site on a level gravelled surface. One car parking space is provided for Deco but there is extra space if guests require an additional vehicle. The width of space is 2.8 metres.

There is short walk from the parking area to the cottage which is initially on a gradual downward incline out of the car park and into the lane, then a turn right in through a level gateway into the cottages gardens. The distance from the Deco parking space to the gate into the cottage gardens is 24.2 metres.

Guests can park temporarily outside the gate to the gardens to unload luggage or pick up passengers to make the walking distance shorter or to cut out the incline.

Automatic outside lighting is provided for the car parking area and the cottage gardens, this switches on at dusk and off at around 11pm. There is a movement sensor light outside of the Games Room.

Each cottage has its own outside light; the switch is by the front door.

We have provided a torch in each cottage as there is no street lighting in Treggrill.

We are happy to help you with your luggage, provide a guided tour or appliance instruction if you would like this.

### Access to Deco

From the gate into the cottage gardens it is 37 m to Deco's front door. The total walking distance from parking space to door is a little over 61 metres.

Access to Deco is along a level gravelled path, down two steps for which a hand rail is provided, along a level gravelled path, up one step and over a threshold into the main hallway.

The two steps on the route are 10cm high leading to a step that is 68cm deep and 17cm high. There is a step up to Deco's front

door which is 12cm high and 90cm deep. There is a step over the threshold which is 12cm.

### Entrance

Access through the front door is 84cm wide and the keyhole is 1m high

Deco has an area for hanging coats on the left as you enter the cottage.

### Open plan living/kitchen area

The cottage is open plan from the front door. The flooring is tiled in the kitchen area and carpeted in the living room area.

The cottage has a wood burner at a standard height set into the wall, it has an integral fireguard.

There is three seater sofa and a wicker chair, the floor has a large rug with a wooden coffee table

All furniture is movable, please ask us if you would like us to assist with moving a piece of furniture.

There is a LCD flat screen 32 inch TV with Freeview and remote control, DVD player, CD player and radio on a wooden TV shelf.

There is no loop system, if you have a requirement for visual or hearing assistance please contact us to see how we can help.

The kitchen is open plan to the lounge area with no internal steps. It has units that are at normal worktop height. There is an integrated electric oven and hob, dishwasher, washing

machine and tumble dryer. There is a freestanding fridge freezer and microwave.

There is a large dining table with four chairs available for seating.

Size of walk through area from the kitchen into the living room space at narrowest point is 80cm; this is between the dining table and the sofa which could be moved to create a larger gap if needed.

### Hall and Stairs

It has a carpeted hallway with a one step and a door leading from the living room to the master bedroom and stairs to the first floor bedroom. There is a step up from the living room which is 18cm high leading to a door which gives a walk through space of 74cm.

The staircase is carpeted, it is 78cm wide. There is a handrail on the right of the staircase. There is a turn to the left in the staircase as you ascend. The steps are 20cm high and 24cm deep.

### Bedrooms

All of our cottages have synthetic filled, hypoallergenic pillows and duvets. None of the cushions, bedspreads or pillows contain feathers. All beds have mattress and pillow protectors that are regularly washed.

The Master bedroom has level access from the hallway. The doorway gives a walkthrough space of 67cm. The bed is

accessible from only one side. King bed is 150cm wide, 190cm long, 45cm high.

The twin bedroom is on the first floor, access is directly from the top of the staircase and has no doorway, a fixed stairgate is in place, the width at the top of the stair is 74cm. The twin bedroom is a room in the eaves and as such has a sloped ceiling and limited head height at the sides of the room.

The twin bed 55cm high, 95cm wide and 109cm long.

The bedrooms have a tightly woven carpet.

There is limited room to move furniture in the bedrooms but please ask and we will try to assist you.

### Bathrooms

The master bedroom has an en-suite bath with shower over. Door width in master bedroom en-suite is 58cm. The toilet height is 42cm. The bath height is 55cm.

The twin room has a small en-suite shower room, the space into the twin en-suite is 24cm at its narrowest point. The step into shower height in twin en-suite is 19cm.

There is also a separate toilet on the ground floor, the doorway space is 60cm. The toilet height is 42cm

They all have a lino or pvc tile flooring. There are no handrails. The taps are quarter turn.

## Grounds and Gardens

Each cottage has outdoor patio furniture and a built in barbeque.

There are a number of outdoor plastic chairs suitable for small children.

Deco has a large raised patio area which is one small step above ground level 28cm high at its highest point and 12cm at its lowest. The BBQ is open access to the patio with table and chairs. It also has access to the Mound with built in tandem children's slide.

## Leisure Facilities

- The games room has pool table, table tennis and a dart board, books, games and DVDs. It is situated off the car park in the old hayloft and accessible up and flight of 6 stone steps, a hand rail is provided.

## Additional Information

Each cottage has clear fire emergency procedures on the wall in each cottage. Location of equipment is clearly marked and all properties have two battery or mains smoke alarms.

Heating and Hot water are provided by oil fired central heating the cost of which is included in the rental price, there are radiators in all rooms.

Staff assistance is available

Wifi access in each cottage

Good mobile reception of all networks, some limited reception in some of the downstairs bedrooms.

Each cottage has an information book produced in size 12 font.

We review our cottages through guest feedback and industry developments and always welcome suggestions to help us continuously improve. If you have any comments please phone 01579 345295 or email [info@tregrillfarmcottages.co.uk](mailto:info@tregrillfarmcottages.co.uk)

### Contact Information

Address: Tregrill Farm Cottages, Menheniot, Liskeard,  
Cornwall

PL14 3PL

Telephone: 01579 345295

Email: [info@tregrillfarmcottages.co.uk](mailto:info@tregrillfarmcottages.co.uk)

Website: [www.tregrillfarmcottages.co.uk](http://www.tregrillfarmcottages.co.uk)

Updated Mar 2014