

Access Statement for New England - 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
- 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. Two car parking spaces are provided for New England. The width of

each space is 2.8 metres. Please contact us if you require additional parking spaces so that we can try to accommodate this.

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 New England parking spaces to the gate into the cottage gardens is 21.4m/18.6m.

Guests can park temporarily outside the gate to unload luggage or pick up passengers.

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 Treggill.

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

Access to New England

The distance from the gate to doorway is 19m.

Access to New England is along a level gravelled path through a honeysuckled covered arch, 90cm wide, along a paved path onto a step 9cm high and 1m deep over the threshold 18cm high into the main hallway.

Hall, Stairs, Landing, Corridors etc

The walkthrough space from the front door is 80cm and the height of key hole is 106cm.

New England has an entrance hall which has a hanging rack for coats.

The hall is carpeted and it leads to the three bedrooms, a separate toilet, family bathroom and the staircase to the first floor.

The staircase is varnished wood and is 86cm wide. There is a handrail on the right of the staircase on the first stretch, the stair then turns to the right and there is a handrail on the left. The steps are 21cm deep and 20cm high.

Open plan living area

The cottage is open plan from the top of the staircase, a stair guard is available in the cottage should you wish to use it. The flooring is a stripped and varnished wooden floor.

The cottage has a wood burner at a standard height set on a raised hearth area, a fireguard is provided.

There are two three seat sofas and a wooden coffee table with safety glass insert

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 also on the first floor, open plan to the lounge areas 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. The kitchen taps have lever handles.

There is a large dining table in the kitchen areas with six chairs available for seating. The kitchen is accessed by walking between the end of the units and the dining table, the width of walk through area into kitchen is 72cm.

Bedrooms & Sleeping Areas

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 is immediately on the left on entering the cottage and is adjacent to the bottom of the stairs. The door width into master has a walkthrough width of 66cm.

The king sized four poster bed is 48cm high, 201cm long and 149cm wide.

The double room has a walkthrough door width of 66cm. The Double bed is 46cm high, 134cm wide and 202cm long, it is easily accessible from the doorway side. The other side of the bed is close to the wall but accessible for those with a good degree of mobility.

The door width/walkthrough space into twin bedroom is 66cm.

Twin beds have a space between them of 70cm. The twin beds are 43cm high, 91cm wide and 200cm long.

The bedrooms have painted wooden floors with rugs that can be moved if you find them a slip or trip hazard.

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

Bathrooms

Both bathrooms are on the ground floor. The master bedroom has an en-suite shower room. There is a family bathroom with sink and bath with shower over. There is also a separate toilet on the ground floor. They all have vinyl flooring.

From the master bedroom the door width into en-suite is 67cm. The toilet height is 46cm. The space around en-suite toilet is 79cm in width. Step into shower height 30cm

The separate toilet is situated under the stairs and has a maximum ceiling height of 190cm with the lowest point being 170cm (above the far point of the toilet). The door width is 78cm. The toilet height 41cm

Door width into bathroom is 66cm. The bath height is 51cm

There are no handrails

The taps are turn handled.

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.

New England has a decked area to the left of the front door, it is accessed by a step down of 15cm and then a short distance of sleepers set into cobbles to a level decking area. There is a table and chair for six. Access to the built in BBQ is 73cm width. On the other side of the front door is a paved area. The patio area is surrounded by fencing, trellis and mature climbers.

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

There is Wifi access in each cottage

There is 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

Contact Information

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