



Ty'r Wennol Access Statement

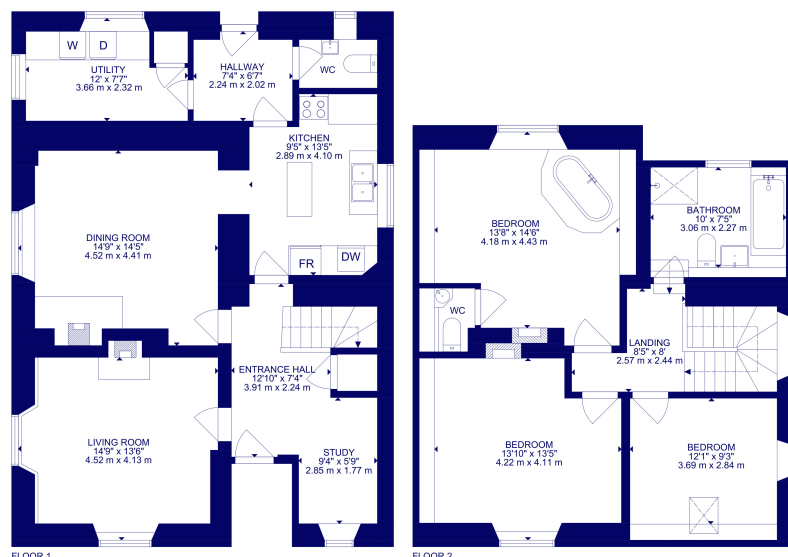
Pre-Arrival

- Bookings can be made online via the website or by phone or email.
- Directions to the property can be found in the 'Touch Stay' app, sent to you before your stay.
- Ty'r Wennol is arranged over two floors.
- You can view the floor plans of the property in this statement and in the 'Touch Stay' app.
- The nearest train station is Haverfordwest, served by trains from Cardiff Central Station and Swansea. There are taxis at the station awaiting all train service arrivals and there is a limited bus service to St Davids.
- The nearest bus stop is in St Davids centre, approximately 800m from the cottage. More information on bus times can be found at <https://bustimes.org/localities/st-davids-pembrokeshire>
- If you require the statement information, directions or other details in a different format, please contact us via our website, e-mail, or telephone.
- Delivery of provisions can be arranged by using one of the large supermarket chains and the local St Davids Peninsula Producers Food Hub, who offer a delivery service of locally produced food. <https://openfoodnetwork.org.uk/peninsula-producers-food-hub/shop>
- The cottage may only be suitable for guests who have a visual, hearing or mobility impairment if they are accompanied. Emergency warning systems only provide audible warnings.

Key Collection, Car Parking & Communications

- Parking is available for your car on the gravel area to the side of the house.
- The parking area is approximately 10 metres from the front door and the stone path is uneven in places.
- There is an outside light to the front of the cottage, illuminating the car park area and the entrance at night.
- The cottage will be available from 4.30pm on your day of arrival.
- The key to the property is kept in a key safe in the porch, 137cm from floor level. The key can be picked up from the St Davids Escapes office, by prior arrangement, if required.
- WiFi is provided within all areas of the cottage.
- Mobile reception can be poor in and around St Davids. Please check with your provider, prior to arrival.

Floor Plan



Entrance Porch to Property & Entrance Hall

- There are three steps up to the front door porch, the highest of which is 15.5cm. This leads to an open porch entrance, 92cm wide.
- The front door is 87cm wide and hinged on the right side. The keyhole is 127cm high.
- The entrance is lit by an outside light, controlled by a switch on the inside wall by the front.
- The floor covering inside the entrance is slate tiled.
- The large hall is 108cm wide at the narrowest point.
- There is good colour contrast between floors, walls and doors.

Stairs & Landing

- The stairs and landings are well illuminated with good ceiling heights.
- There are 17 steps, winding halfway up (19cm high, 25cm deep, 93.5cm wide) with a handrail on the right side, 85.5cm high from the stair tread.
- The landing is 89cm wide at the narrowest point.
- There is no floor covering on the stairs. The treads are polished wood and slippery. Care must be taken.
- There are flat weave rugs on the first floor landing.
- There is a stair gate at the top of the stair.
- Audible smoke alarm fitted.

Lounge

- The lounge is situated on the ground floor with level entry from the hall.
- The door opening width between the hall and lounge is 70cm.
- The room has two sofas and an armchair, with non-feather cushion seating.
- There is a wall mounted Smart TV with remote control providing subtitles and audio description capability.
- Natural daylight enters through the two windows.
- There are wall lights, ceiling pendant light and table lamps.
- There is a log burning stove with slate hearth. The door handle is 37cm from the floor.
- The floor is painted wood with central floor rug.
- There is good colour contrast between floors, walls and doors.
- Audible smoke alarm fitted.

Dining Area

- The dining room is situated on the ground floor with level entry from the hall and kitchen.
- The door opening width between the hall and dining room is 69cm and the kitchen is 91cm.
- There is a dining table with four loose chairs (45cm seat height), a long bench seat (47cm high) and a clear space around the table of 67cm.
- There is a wall mounted glass corner cabinet for wine and champagne glasses.
- There is a log burning stove with slate hearth. The door handle is 37cm from the floor.
- Natural daylight enters through the large window.
- There is a ceiling pendant light and floor lamp.
- There is a wooden floor.
- There is good colour contrast between floors, walls and doors.
- Audible smoke alarm fitted.



Kitchen

- The kitchen is situated on the ground floor with level access from the hall and door to the garden hallway.
- The door opening width between the hall and kitchen is 69cm and between the kitchen and garden hallway is 73cm.
- The oven is 82cm from the floor. The door of the oven drops down and the handle is 70cm above the floor. The hob is 90cm from the floor.
- The worktop and sink with mixer lever taps are 89cm above the floor. The coffee machine is on the worktop, with a cordless kettle and toaster.
- The fridge is undercounter with the highest shelf at 62cm and the lowest drawer at 25cm.
- Glasses can be moved from the wall cupboards if required. Please request this when booking.
- Natural daylight enters through the large side window.
- There are ceiling spotlights.
- The floor is slate tiled.
- There is a good colour contrast between floor, cupboards and other surfaces.
- Audible heat alarm fitted.
- There is a fire blanket and fire extinguisher located to the left side of the oven.

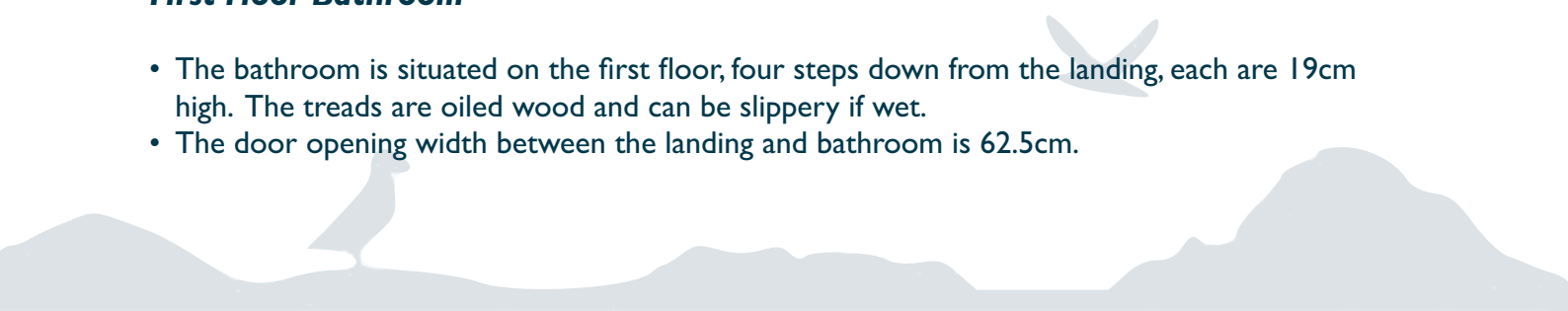
Utility Room

- The utility room is situated on the ground floor accessed from the kitchen via the garden hallway.
- There is one step down from the kitchen to the rear hall, 18cm high.
- The door opening width between the kitchen and rear hallway is 69cm and between the hallway and utility room is 60cm.
- The worktop is 90cm above the floor.
- There is a microwave located on the worktop.
- There are undercounter washing machine, tumble dryer and freezer, and an overhead ceiling ailer.
- The oil boiler and fuse box are located in the room, with the hot water tank housed in a locked cupboard.
- Natural daylight enters through the two large window.
- There are ceiling pendant spotlights.
- The floor is tiled.

Cloak Room

- The cloakroom is accessed off the rear hallway, up one step 19cm high.
- The door opening width between the hallway and cloakroom is 68cm.
- The toilet seat height is 43 cm high and is only accessible from the front.
- The wash basin is vanity mounted and 84cm high.
- The floor covering is slate tiled.
- The floor contrasts in colour with the fittings.
- Natural daylight enters through the small side window.
- There is a ceiling pendant light.

First Floor Bathroom

- The bathroom is situated on the first floor, four steps down from the landing, each are 19cm high. The treads are oiled wood and can be slippery if wet.
 - The door opening width between the landing and bathroom is 62.5cm.
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- The toilet seat height is 41 cm high and is accessible from the front and right side.
- The wash basin is pedestal mounted and 84cm high.
- The bath is 55cm high with a hand held shower.
- There is a separate thermostatically controlled shower in a clear glass cubicle with hinged doors. The tray is 25cm high.
- There is a non-slip mat provided for the bath or shower.
- There are crosshead taps on both wash basin and bath.
- There are grab rails on the bath.
- The floor covering is slate tiled.
- The floor contrasts in colour with the fittings.
- There is a heated towel rail, 83cm high to the lowest rail and 135cm high to the highest. The on/off switch is located at high level above the door.
- Natural daylight enters through the large window.
- There are ceiling downlights.

Bedroom 1 - Kingsize Bedroom (with bath) & Ensuite Cloakroom Room - First Floor

- The door opening width between the bedroom and landing is 78cm.
- The height of the kingsize bed from the top of the mattress to the floor is 63cm and the clear space around the bed is 79cm.
- Goose down duvets, toppers and pillows are provided.
- The chest of drawers is 96cm high and the bedside tables are 62cm high.
- There is a freestanding hanging rail at 161cm high.
- The free standing bath is 62cm high with clear space between bed and bath of 54cm.
- Natural daylight enters through the large window and velux.
- There is a ceiling light and table lamps.
- There is a wooden floor with floor rugs. The floor can be slippery, where exposed.
- The door opening width between the bedroom and cloakroom is 78cm.
- The toilet seat height is 43 cm high and is only accessible from the front.
- The wash basin is vanity mounted and 81.5cm high.
- There is a crosshead tap on the wash basin.
- There is a wooden floor.
- The floors, walls and furniture are all white and only contrast with the floor.
- There is no natural light in the ensuite.
- There is a ceiling light.

Bedroom 2- Kingsize Bedroom - First Floor

- The door opening width between the bedroom and landing is 77cm.
- The height of the kingsize bed from the top of the mattress to the floor is 63cm and the clear space around the bed is 86cm.
- Goose down duvets, toppers and pillows are provided.
- The bedside drawer is 95cm high and the bedside table is 82cm high.
- There is a freestanding wardrobe with door handles at 100cm high and hanging rail at 187cm high.
- Natural daylight enters through the large window.
- There is a ceiling light and table lamps.
- There is a wooden floor with floor rugs. The floor can be slippery, where exposed.



Bedroom 3 - Twin Bedroom - First Floor

- The door opening width between the bedroom and landing is 77.5cm.
- The height of the twin beds from the top of the mattress to the floor is 59cm and the clear space between the beds is 80cm.
- Goose down duvets, toppers and pillows are provided.
- The chest of drawers is 80cm high. There is no bedside table.
- There is a freestanding hanging rail at 161cm high.
- Natural daylight enters through the window and velux.
- There are wall lights over the beds and a ceiling pendant light.
- There is a wooden floor with floor rugs. The floor can be slippery, where exposed.

Garden

- The stable door opening width between the rear hallway and garden is 79cm.
- There are 3 steps from the door to a paved dining area which are 18cm high. There is no handrail and care should be taken.
- The terrace flag stones are not level and care must be taken.
- There is a free standing table (73cm high), six chairs (45cm seat height).
- There are three steps down to a grass lawn area of differing heights. The tallest is 22.5cm high.
- There is a level gravelled parking area to the side of the property through a gate (205cm wide).
- There is a further lawned garden opposite the entrance door. This is enclosed and accessed through a gate, 104cm wide.

Additional Information

- The information folder in the cottage is produced in size 12 font.
- Emergency procedures and contacts are provided in the 'Touch Stay' app.
- The nearest doctor surgery and hospital information are provided in the 'Touch Stay' app.
- The cottage is no smoking throughout.
- Mobility scooters are available to hire in advance from Oriel y Parc in St Davids to explore the city. Telephone 01437 720392
- Explore West Wales accessible attractions <https://www.visitwales.com/destinations/west-wales/access-all-areas-west-wales>

Property Photographs



Gravel Parking Area



Entrance Hall



Lounge - Entry From Hall





Lounge



Dining Room



Dining Room



Kitchen



Landing & Stair



Bedroom 1



Bedroom 2



Bedroom 3



Bathroom



Bathroom & Shower



Rear Garden Terrace



Garden & Gate to Parking Area

