



The Nest Access Statement

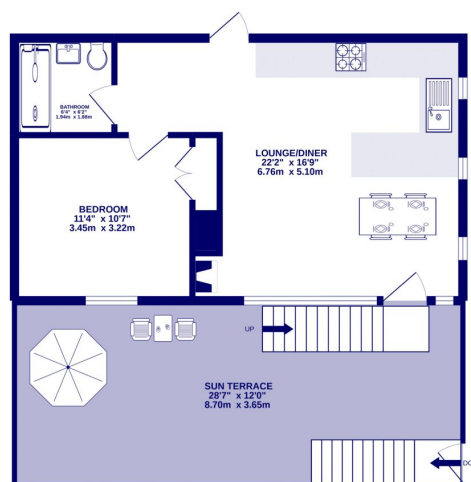
Pre-Arrival

- 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.
- The Nest is arranged on one level.
- You can view the floor plans of the property on our website 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 200m 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 one car approximately 30 metres from the front door. The track slopes up to the front door and is uneven in places.
- There is an outside light to the front of the cottage, illuminating the lane up to the gated entrance at night. The gate is 71cm wide leading to the terrace entrance.
- The cottage will be available from 4.30pm on your day of arrival.
- The key to the property is kept in a key safe, adjacent to the main entrance door (not the gate), 152cm from floor level. The key can be picked up from the St Davids Escapes office, by prior arrangement, if required.
- WiFi is provided within the cottage.
- Mobile reception can be poor in and around St Davids. Please check with your provider, prior to arrival.

Floor Plan



Entrance to Property & Entrance Hall

- There are eight steps from the entrance gate to the sun terrace and a further six steps down to the entrance door. Each step is 14cm high, 28cm deep and 88cm wide. There is no handrail on the lower flight of stairs.
- There are no contrasting nosings on any of the terrace stairs.
- The front door is 80cm wide and hinged on the left side. The keyhole is 107cm high.
- The entrance is lit by an outside light, controlled by a switch on the inside wall by the dining table.
- The floor covering to the terrace is tiled in a light tone and inside the entrance there is a wood effect tile, with entrance mat.
- The entrance leads directly into the lounge and dining area.
- There is good colour contrast between floors, walls and doors.

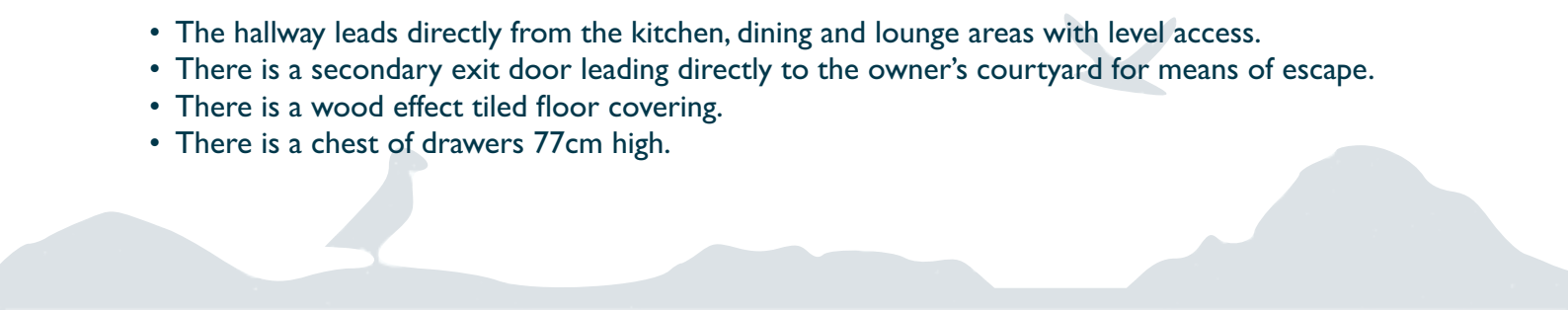
Lounge

- The lounge is accessed on a level entry from the entrance door.
- The room has a sofa and armchair with non-feather cushion seating.
- There is a Smart TV with remote control providing subtitles and audio description capability.
- The dining area is within the lounge. There is a dining table with two loose chairs (48cm seat height) and one bench (53cm seat height) with a clear space to one end of the table of 87cm.
- Natural daylight enters through the large windows.
- There are ceiling pendant lights and down lights.
- There is a log burning stove. The door handle is 71cm from the floor.
- The floor covering is a wood effect tile, with central rug.
- There is good colour contrast between floors, walls and doors.
- Audible smoke alarm fitted.

Kitchen

- The kitchen leads directly from the dining and lounge areas with level access.
- The width between the lounge furniture and kitchen units is 58cm.
- The oven is 88cm from the floor. The door of the oven drops down and the handle is 79cm above the floor. The hob is 93cm from the floor.
- The worktop and sink with mixer lever taps are 93cm above the floor.
- The microwave is integrated, 168cm high and a cordless kettle and toaster sit on the worktop.
- The fridge is undercounter with the highest shelf at 71cm and the lowest drawer at 27cm.
- Glasses can be moved from the wall cupboards if required. Please request this when booking.
- Natural daylight enters through the three side windows and the lounge windows.
- There is under unit lighting and ceiling downlights.
- The floor covering is a wood effect tile.
- There is a good colour contrast between cupboards and walls, however, the floor and cabinets are a similar dark tone.
- Audible heat alarm fitted.
- There is a fire extinguisher and fire blanket located in the only tall cupboard.

Bedroom Hallway

- The hallway leads directly from the kitchen, dining and lounge areas with level access.
 - There is a secondary exit door leading directly to the owner's courtyard for means of escape.
 - There is a wood effect tiled floor covering.
 - There is a chest of drawers 77cm high.
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- There is good colour contrast between floors, walls and doors.
- There is a coat hanging rack, 177cm from floor.

Shower Room

- The shower room has level access from the bedroom, hallway and main open plan areas.
- The door opening width between the bedroom hall and bathroom is 78cm.
- The toilet seat height is 43 cm high and is only accessible from the front.
- The wash basin is wall mounted on a vanity unit and 88cm high (open area under unit is 30cm).
- There is a walk-in thermostatically controlled shower with a fixed clear glass screen. The opening is 69cm wide.
- There is a single lever tap on the wash basin. The shower has a raised turn handle.
- There are no grab rails in the shower.
- There is a wood effect tiled floor covering.
- The floors, walls and furniture are all contrasting colours and finishes.
- There is a heated towel rail, 82cm high to the lowest rail and 152cm high to the highest.
- Natural daylight enters through the roof light.
- There are ceiling downlights.

Bedroom 1 - Double Bedroom - Ground Floor

- The door opening width between the bedroom and hall is 79cm.
- The height of the double bed from the top of the mattress to the floor is 70cm and the clear space around the bed is 69cm.
- Non-feather duvets and pillows are provided.
- The bedside tables are 60cm high.
- There is a built in wardrobe with door handles at 106cm high and hanging rail at 191cm high.
- Natural daylight enters through the large side window.
- There are ceiling pendant lights, and table lamps.
- There is a wood effect tiled floor covering, with central rug.

Sun Terrace

- There is a sheltered paved patio area with free standing side table (41cm high), and two chairs (29cm seat height).
- There is a log burning wall grate.
- The log burning stove has a door handle, 36cm from the floor. This heats a free-standing hot tub, 108cm from the floor with two access steps, 27cm high and 50cm wide (no hand rail).
- There is an external shower (controls are 108cm high).
- There are a collection of free standing pots set out around the perimeter.
- The tiled floor contrasts in colour with the walls.

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



Entrance Gate



Sun Terrace & Entrance Steps



Steps Down to Entrance Door



Hall To Bedroom & Escape Door



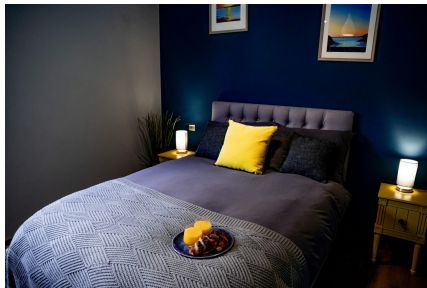
Dining Area & Lounge



Lounge



Kitchen



Bedroom (double bed)



Shower Room

