



## WRINGWORTHY COTTAGES ACCESS STATEMENT

### Introduction.

Our 8 self catering cottages are former stone farm buildings set on a 4 acre sloping site. 7 of the cottages were built around 1700 and converted to cottages in 1988. 1 cottage, Mowhay, was built in 1988 specifically for occupation by wheelchair users. The 7 converted cottages are old. Therefore some of the doorways are lower than standard, the passageways are narrow and the head height in downstairs rooms is either lower than standard (6ft 6" is the lowest head height) or there are beams and sloping ceilings. Also on site are a laundry building, an Old Barn used for group parties, a Play barn and an outdoor heated swimming pool. We have tried to provide as much information in this statement as possible. However, everyone's needs and requirements are different and therefore we encourage all of our guests to contact us and discuss their personal requirements at any time. As resident owners, we are always on hand to help you with any request you may have in relation to accessing the cottages, the indoor or the outdoor facilities. We can re-position any furniture, remove anything which hampers your personal access or provide any information in either large font or on tape that you need. We look forward to welcoming you to Wringworthy.

### Pre-Arrival

We have a general website listed on Cornwall on-line. We are in the process of producing a new website which will enable you to access this statement and any amendments/additions directly.

Bookings/enquiries can be made via e mail, fax, telephone/text phone or in person.

We send all information by post and can on request send this information by e mail or by cassette tape. Large print of all letters is also available.

The nearest train stations are at Sandplace 2 miles away uphill or at Liskeard 5 miles away. Taxi information to transfer from stations is kept by us and copies can be provided. This includes adapted vehicles. Wringworthy is not directly accessible by bus, the nearest regular stop being in Liskeard or Looe 5 or 3 miles away respectively.

If you arrive by plane then we have lists of car hire companies in the locality.

We offer all baby equipment free of charge. This includes cots, high chairs, bedside guards, microwave sterilisers, stairgates etc.

If you require a wheelchair or any other aid, then we can arrange for their hire and for them to be here when you arrive.

We accept both Tesco direct food deliveries and food from Food4myholiday.com. If you are coming as a group and need catering then we have details of a local caterer who can cater for a variety of dietary needs e.g. gluten free, dairy free etc.

All of our cottages and buildings are designated as no smoking. Smoking is permitted outside of the cottages and ash bins are provided.

All of our cottages accept dogs. We provide a dog field nearby for exercising your dog. We also provide free on request dog crates so that there is a secure place to keep your dog should you go out during the day.

### **Arrival & Car Parking Facilities**

Wringworthy cottages are located 5 minutes from the A38 dual carriageway.

On arrival, please come to the main reception which is marked on a sign post fronting the A387. Cars should be left on this drive whilst you collect your keys from the reception area.

If you have difficulty finding Wringworthy then we live here and you can telephone us. We will either direct you or drive out and bring you here.

Access to the reception desk is via 3 small steps. If you would like the keys brought out to your car, please sound your horn once when on the drive and we will come out with them.

Luggage can be unloaded to the front of each cottage. Cars can park directly outside on the access road to unload. There are several parking areas depending on which cottage and details are given individually below.

### **ON-SITE FACILITIES**

#### **PLAY BARN.**

The playbarn is located in the rear field (see plan) it is accessed from the cottage area via a level pathway over soft ground. Entrance to the play barn is by wide sloping decking, through a choice of 2 double doors, one at either end and both with dropped thresholds. Inside the playbarn is all on one level. The Playbarn provides table football, full size pool table, mini pool table, DVD and video library, tourist information leaflets, posters and other printed information. There are also a selection of children's toys and 2 chairs here.

#### **LAUNDRY ROOM**

The tumble dryer, the deck chair store and the general storage area are all located here. The room is accessed down from the main site access road in tarmac and across a short grassed area up a small slope through a door of standard width. The tumble dryer is mounted 2.5 feet off of the ground and the coin slot to operate it is 3 feet from the ground. There is an outside and an inside light here. We offer a free tumble drying service to those who have difficulty accessing this facility. Please just ask. Baskets are provided in each cottage for washing and in addition to this facility there are ample standard size rotary clothes lines on site. In addition, each cottage has its own triangular airer for use inside or outside. This room is also used for the safe storage of pushchairs.

#### **OLD BARN**

The Old Barn is located between Manor cottage and the laundry room. It has 2 entrances. One is via a slope and large width door with slow self closer and the other is through a standard size door up a small concrete slope with slow self closer. Inside, one third of the barn is accessed up a slight slope. Lights and plug sockets are all located 4 feet above the floor.

#### **SWIMMING POOL.**

The swimming pool is located in the middle of the cottages and is surrounded by a solid wall and

fencing. Public access is via a wide gate at one end up a single concrete step. A slope board to access this gate is available on request and once requested will be left next to the pool for ease of future use. Inside the pool measures 20 ft by 40 ft and has 3 slab width paved surround. A variety of plastic outdoor furniture is provided around the pool edge. At the shallow end are 2 small wide steps to gain access to the water. We do not provide a hoist to access the pool. We do not provide a life guard and therefore specific rules as to the use of the pool apply (please see Pool Users safety information for further details)

## RECYCLING FACILITIES

The location of these facilities is shown on the site plan in your information folder. They consist of standards size dustbins, large wheeled bins with top opening and a large bottle bank with top opening lid. If you wish to recycle but cannot easily use these facilities please ask for our small recycling baskets. We will also empty these or any other bins on request.

## OTHER OUTDOOR FACILITIES:

Children's climbing frame, swings and baby swing are all located on the grassed area. There is also a table tennis table under a sloping roof on a concrete hardstand. The sandpit is enclosed by stone pillars on a concrete hardstand and grass area. There are badminton nets here too.

There are 3 barbecue areas and mobile barbecues, charcoal and lighters are provided free of charge. The main area is located next to the swimming pool on a concrete hardstand with level access from the grass. The built in BBQ's are 2.5 feet off of the ground. A further circular patio in stone is located behind Apple cottage. Another large walled off area with concrete paving slabs is opposite Millers.

Outdoor benches are provided to each cottage and several are wheelchair accessible. Patio umbrellas are available on request and all outdoor furniture can be re-positioned for convenience of use on request.

## INSIDE THE COTTAGES – GENERAL

With all of the cottages detailed measurements of any aspect of their layout, equipment etc can be given upon request. Internal plans can also be made available and all/any equipment can also be measured.

- all cottages have a teletext television, DVD, freeview with remote control.
- All cottages have their own dial out telephone system. In-coming calls come via the owners house and can be forwarded. Messages will be taken and passed on.
- All cottages have carpet and underlay except in the bathrooms and kitchens which are provided with non slip vinyl flooring.
- An information folder is provided in each cottage. The font size of any/all of the information in this can be increased and provided on request. In addition, information can be provided by cassette tape and a recorder is provided so that you can listen to the information at your leisure.
- Good mobile phone reception is provided.
- All furniture within the cottages is movable and can be repositioned or removed on request. Those fixtures and fittings which are capable of being moved can also be repositioned or removed from the cottage on request. We are also able to provide additional table and standard lamps on request.

- All dining room furniture is of solid wood with no cushions on chairs. Tables have a central bar leg and all are of standard height.
- In the living rooms a mixture of furniture is provided including wooden and padded arms. A high backed chair is available as standard in Mowhay cottage but further can be provided in any other cottage.
- All cottages have heating. 2, Manor and Mowhay, are by electric radiators and the remaining 6 each have their own controllable condensing oil boiler. Heating can be used at any time and is entirely controllable from within the cottage. A small additional charge is made for more than 7 hours of central heating per day.
- Dehumidifiers and fans are available on request.
- Pre-heating of a cottage in the cooler months is standard but additional heating can also be provided if needed.
- Non- feather pillows and duvets are provided for each bed with 2 pillows per person and extra available on request.
- Wool blankets are available on request.
- Sheets, duvet covers and pillow cases are all poly cotton.
- One hand towel and one bath towel are provided free of charge with additional or more frequent changes than weekly available for a small charge.
- All baths and shower cubicles have a non slip mat in them.
- A list of cleaning products used within the cottages and information on washing powder used on the linen can be provided for those with known allergies.
- The heights of all beds can be raised if notified before or on arrival.
- Fire safety cards and swimming pool information cards are given on arrival. These are also available in large print or on tape as requested.
- All rooms are well lit. Light switches are all high level and sockets low-level. All rooms carpeted except bathrooms and kitchens. All windows and doors are double glazed.
- All bedrooms have chests of drawers, bedside cabinets and most have a wardrobe.
- All kitchens are equipped with full size electric cooker with double oven, 5 foot tall fridge with freezer (the fridge is at the lowest level), microwave and washing machine. Millers cottage alone has a separate under-counter fridge and freezer.
- All plug sockets in the kitchen are above standard work top level.
- All light switches are 4 ft off the ground and all plug sockets are at low level.
- All bathrooms have a shaving point located in a light above the mirror at high level and a heated towel rail with pull cord to 3 ft from the ground.
- The thickness of the walls within the cottages means that some of the windows are set back from a deep sill.
- All baths have single side access with a wall on the opposite side.

## **COTTAGE SPECIFIC INFORMATION**

### **MANOR COTTAGE – SLEEPS 2 PLUS BABE IN ARMS.**

Manor cottage is a detached 2 storey reverse level stone cottage. The parking area for Manor cottage is located at the bottom of the sloping site on a concrete hardstand. Access to the cottage from here is via 8 stone and slate steps with no handrail and a dog leg after 2 steps. The cottage entrance is a lower than standard stable door, one step up immediately before it and with a dropped threshold. The door opens outwards to first floor level. Here there is an open plan living/dining/kitchen area with A frame ceiling reducing head height under the beams to 6 feet. It has a staircase with dogleg down to one bedroom which has a double bed in it. There is access to the bed on both sides. Off the bedroom is a bathroom with standard size bath, pedestal wash hand basin and W.C. There is a shower over the bath. The head height to the ground floor is reduced to 6 feet 8 inches.

### **LITTLE COTTAGE – SLEEPS 2 PLUS CHILD UNDER 12**

The parking area for Little cottage is located directly opposite on a concrete hardstand. It is approximately 12 paces from the cottage. The cottage is accessed through a standard stable front door with dropped thresholds and a small step. Inside the cottage is all on one level.

The front door opens into the kitchen/dining room. Access through this room via an archway is to the living room. Back to the kitchen area and there is a bathroom accessed directly opposite the front door. This has a standard size bath, pedestal wash hand basin and W.C. There is a shower over the bath.

The bedroom door is at right angles to both the front door and bathroom door. The bedroom has one double bed in it with access both sides. When the single bed is added to the room then there is access to both sides of this as well as to the double bed.

### **HORSESHOE COTTAGE – SLEEPS 4 PLUS COT.**

The parking area for Horseshoe cottage is located directly outside (less than 3 paces away) on a tarmac hardstand. There is one step up into the cottage over a dropped threshold and through a standard size stable door.

The front door opens into the living/dining room. To the left are two doors – one to the front of the cottage and one to the rear. The first door opens into the double bedroom with access to either side of the bed. The second door opens into the twin bedroom. One single bed has access to both sides and the second has access to one side as it is located under a window.

From the lounge there are 2 wide steps down from here to a small hall area. Off this is the bathroom. This has a standard size bath, pedestal wash hand basin and W.C. There is a shower over the bath. Access in this room is restricted with sufficient space for 1 adult and 2 children only. Also off of the inner hall is the door to the kitchen. In the kitchen there is a casement window and a roof light.

## **MOWHAY COTTAGE. SLEEPS 4 PLUS CHILD**

The parking area for Mowhay cottage is located off of the main driveway into the cottages at an angle to it. It is concrete and there is a level and flat concrete path 3 feet wide and 10 feet long from the parking area to the entrance. This is through a wide stable door with dropped thresholds directly into the living area. There are no steps inside the cottage it is a bungalow all on one ground level.

The front door opens into the living area. To the right is a wide door leading into a kitchen. To the left front is a door leading to the double bedroom with one double divan bed. There is access to both sides of the bed. Also to the left at the rear is a wide door leading to the twin bedroom. One single bed has access both sides whilst the other has access on one side with the other side being against a wall. To the rear of the lounge on the right is a wide door leading into the bathroom. Here all pull cords are at low level. The mirror is also lowered. To the right is a W.C. raised on a plinth with grab rails to one side. To the left is a standard size pedestal wash hand basin with lever hot and cold taps.

In front is a standard size bath. To the left is a transfer seat/shelf at the same height as the bath. This seat measure 2.5 feet square. There are grab rails here to allow access to the end of the bath. The bath has lever taps. There is a shower over the bath and it has lever taps also.

## **GRANARY COTTAGE SLEEPS 6**

The parking area for Granary cottage is located opposite it on a concrete hardstand 5 paces away across a small gravel path. Entrance is through a solid door with dropped thresholds into the ground floor. The door opens onto an inner hallway. To the left is a step up to the bathroom and bedroom and in front is a flight of stairs to first floor level.

The bedroom has both one double and one single bed in it. There is access to both sides of the double bed and to both sides of the single bed. The ceiling height here is 6ft 6". The bathroom consists of a walk in shower with step up and total height in the cubicle of 6 feet. There is a standard size w.c. and a standard size pedestal wash hand basin.

The staircase from the ground floor rises up to the first floor with handrail on the left hand side. The first floor hall has an external door, a door to the living area and a further staircase up to the second floor.

The door to the living room opens inwards and is a fire door with self closing device. At the back of the living room is the dining area and to the left of this a galley style kitchen.

The first floor hallway has a rear access door opening inwards. Outside this door are 3 slate steps leading onto the lawns.

The second flight of stairs has a dog leg and leads to a small landing off of which is the bathroom, the single bedroom and a twin bedroom. The bathroom has a standard size bath, w.c and pedestal wash hand basin. The ceiling in this room slopes reducing head height in a part of it.

The single bedroom has a large walk in cupboard and slightly sloping ceiling into the eaves. The single bed is accessible from one side with the other side being against a wall. There is a dormer window set into the eaves slope.

In the twin bedroom, the twin beds are accessible from one side each with the other side against the wall. There is a slightly sloping ceiling with roof light.

## **APPLE COTTAGE. SLEEPS 6**

The parking area for Apple cottage is directly outside the door 3 paces away on a tarmac hardstand. There are no steps up to the cottage with access through a standard width stable door with dropped thresholds directly into the lounge area. This cottage is all on one ground level with no other accommodation above it.

At the rear of the lounge are double doors leading to 2 slate steps and the lawn/patio area. To the right of the lounge is a wide archway leading to a galley kitchen and a dining area. Space around this table is restricted and the total width here is 8 feet.

From the left of the lounge is a door opening into an internal corridor which is 4 feet wide. Off of this corridor are the bathroom and the 3 bedrooms.

The bathroom is to the left and comprises a standard size bath, pedestal wash hand basin and W.C. First door on the right is the double bedroom with access to either side of the bed. The next door on the right leads to a twin bedroom with access to both sides of both single beds. Finally the door at the end of the corridor leads into a further twin bedroom. This has access to both sides of one single bed and to one side of the second which is against a wall.

## **WEAVERS COTTAGE SLEEPS 7**

The parking area for Weavers cottage is located opposite on a concrete hardstand 5 paces away across a small gravel path. Entrance is through a solid door with dropped thresholds into the ground floor.

The front door leads directly into a large hall. To the left is the door to the twin bedroom. Here there are two single beds both accessible from one side only with the other side being against a wall.

The door on the right from the hall leads into the triple bedroom. There is access to both sides of the double bed and to one side of the single bed with the other side being against the wall.

In the hallway there is one shallow wide step up to a small landing area and door for the bathroom. This is a large bathroom with standard size bath, pedestal wash hand basin and WC. There is also access to the bath at the tap end as well as from the side.

Outside the bathroom door is a flight of straight steps up to the living area. Here there is a galley kitchen and to the rear of this is a door to a double bedroom and ensuite. The double bed has access to both sides and at the end of the bed is a door to a standard size W.C. and a small wall-mounted wash hand basin.

There is a roof light over the kitchen area with pole provided.

At the top of the stairs to the right is a door to the lawns. This has a restricted height of 5 feet and opens onto one step down, a left turn 2 steps and then a further 3 steps to the lawns. The stairs are slate with no handrail.

## **MILLERS COTTAGE. SLEEPS 8**

The parking area for Millers cottage is located opposite on a concrete hardstand 5 paces away across a small gravel path. Entrance is through a solid door with dropped thresholds into the ground floor.

The door opens into a small inner hall. To the left is a single wide step up and an inner corridor of 4 feet wide. To the left is a door into the single room. This has a single bed with access to one side and the end. The other side is against the wall. To the right is a door to the shower room. Here there is a shower cubicle with step up and a maximum height of 6 feet. There is a small wall-mounted wash hand basin and standard size W.C.

At the end of the corridor is the door to the triple bedroom. There is access to both sides of the double bed and to one side of the single bed with the other side being against the wall.

Directly opposite the front door is a flight of straight stairs. Head height on the first few risers is restricted to 6 feet. These end at a landing off of which is fire door with self closing device opening into the living areas. Here is a galley kitchen, lounge and dining area. Adjacent to the kitchen is a window at low level set back from the room by a deep slate sill.

The second flight of stairs doglegs up to a second landing. To the left is the double bedroom with access to both sides of the bed and a slightly sloping ceiling near to the window. In front of the stairs is the door to the bathroom. Here is a standard size bath, pedestal wash hand basin and W.C. There is a shower over the bath. To the right of the hall is a door opening into the twin bedroom. The single beds are both accessible from either side and there is a slight slope into the window which is set back into the eaves across a slate sill.

### **CONTACT INFORMATION**

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We keep a vast array of information on taxis, bus and train timetables attractions, restaurants etc. To avoid providing too much information in this document, all of this is available on request in any of the formats previously described.