

# Swallows Cottage - Access Statement

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Accessibility Swallows is approached off the A4139 via a farm gate, along a track approximately 400m (430yds) that slopes gently down to an ample parking and turning area adjacent to the cottage. The track, parking area and approach to the cottage are all surfaced with granite chippings.

- The main entrance is 12m (13yds) from the parking area and accessed by a gently-sloping chipping slope and then three steps that are 1.8m (71 inches) wide, 0.58m deep (23 inches) and 0.13-0.18m (5-7 inches high). The wooden door is 0.76m (30 inches) wide, and opens in to a tiled hallway. •

There is an alternative entrance via french window doors that is 9m (10 yds) from the parking area, and is accessed by two steps 2.40m (94 inches) wide, 0.58m (23 inches) deep, and 0.18-0.23m (7-9 inches) high. The doors, 0.84m (33 inches) wide, open in to the carpeted lounge-diner. • The level ground floor accommodation includes one double bedroom with en-suite shower room (step in to shower cubicle 0.28m, 11 inches high) including toilet and wash-hand basin. Door openings to bedroom and shower-room are 0.76m (30 inches) and 0.70m (27 inches) wide. • There are remote controls for the tv/video and cd/radio cassette in the lounge. • There is a lawned area to the front of Swallows, reached via a chipping slope. • Service dogs very welcome. • Public transport

approximately 10m (11 yds) from track entrance. • The Orange and Vodafone mobile phone networks operate proficiently in this area. Dovecote is approached off the A4139 via a farm gate, along a track approximately 400m (430yds) that slopes gently down to an ample parking and turning area adjacent to the cottage. The track and parking area are surfaced with granite chippings. • The entrance is 14m (15.5yds) from the parking area and is accessed by steps. The lower five steps are 1.17m (46 inches) wide, 0.76m deep (30 inches) and 0.13m (5 inches high), while the upper six steps are 0.715m (28 inches) wide, 0.33-0.36m (13-14 inches)m deep and 0.15m (6 inches) high. The front door is 0.76m (30 inches) wide, with a 0.25m (10 inch) step to a carpeted lounge/diner area. • The accommodation is all on one level with internal doorways 0.74m (29 inches) wide. The good-sized bedroom has an en-suite shower room (step in to shower 0.20m, 8 inches high) that includes wash-hand basin, bidet and toilet. • There is a patio to the rear reached through a back door 0.685m (27inches) wide with a 0.15m (6 inch) step down then 0.05m (2 inch) step up to the seating area. • There are remote controls for the tv/video and cd/radio cassette in the lounge. • There is a lawned area to the front of Swallows, reached via a chipping slope. • Service dogs very welcome. • Public transport approximately 10m (11 yds) from track entrance. • The Orange and Vodafone mobile phone networks operate proficiently in this area.