

## **Access Statement For The Cottage 17.1.11**

### **Introduction**

Little Pengelly Farm is in a quiet rural area. We have two ground floor cottages. The cottage has a self contained bedroom, and sofa bed in the lounge. The cottage has its own garden.

### **Pre-Arrival**

- Little Pengelly is in a rural area where access by car is recommended.
- The nearest public transport by bus is at Godolphin (1 mile) or Leedstown (2 mile) services are every few hours
- The nearest train station is St Erth (4 miles)
- Local taxi services are available - we are happy to supply numbers of tried and tested companies
- The nearest village is Godolphin 1 mile away - the walk is steep
- Details of our facilities can be seen on our website [www.littlepengelly.co.uk](http://www.littlepengelly.co.uk)
- We are happy to help answer specific queries please E mail or telephone us.

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

- Gravel drive and turning circle allowing access right up to The Cottage.
- Parking is at the top of a gravel slope

### **Main Entrance**

- The front door has a 2 steps. Step one 15cm high, 260cm wide, 190cm deep. • Step two the entrance doorway 15cm step and 81cm wide.
- Entrance hall 3.71m by 1.16m

### **Lounge/dining room**

- Lounge 2.3m by 4.6m
- Short pile carpet
- Sofa height 42cm
- TV remote control
- Dining table has under space of 69cm high and a table height of 74cm (legs on each corner)
- Dining chairs have no arms 46cm high
- Arm chairs are 41cm high

### **Laundry**

- A laundry service is available with in 24 hours

### **Shops**

- 2 miles away at Leedstown, post office and general store

### **Treatment room/s**

- Not applicable

### **Leisure Facilities**

- Tea room serving light lunches , cream tea and cakes (see restaurant section in B&B for details of access)

### **Outdoor Facilities**

- The cottage has its own garden with a garden set of table and chairs
- Exit step one 4cm high by 110cm wide, step two 3cm high by 110cm wide, step three 14cm high by 50cm deep and 127cm wide

## **Conference & Meeting Rooms, Banqueting, Clubs, Entertainment**

- Not applicable

### **Bedrooms**

- Short pile carpet
- Door width 79cm, sliding door
- King sized bed 61cm high
- 59cm and 50 cm at side of bed, 97cm of space at end of bed .  
Bed is moveable to increase space.
- Sliding wardrobe door
- Chair 43 cm high, no arms

### **Bathroom**

- Bathroom 2.39m by 0.89m, tiled floor
- Door width 80cm,
- Bathroom has a bath 57cm high with shower above
- Sink 84cm high

### **Toilet**

- Door width 75cm, sliding door
- 1.5m by 0.88m, tiled floor
- Toilet height 41cm

### **Kitchen**

- Door width 82cm
- 0.91m by 1.25m tiled floor
- Work top 91cm and sink height 1.25cm
- Lino floor

## **Grounds and Gardens**

- Mature spacious gardens
- Mostly rough lawn under foot
- Bench and table in grounds

## **Additional Information**

- Not applicable

## **Contact Information**

- Address: Little Pengelly Farm, Trenwheal, Leedstown, Hayle, Cornwall. TR27 6BP
- Telephone: 01736 850452
- Fax: Not applicable
- Minicom: Not applicable
- Email: maxine@littlepengelly.co.uk
- Website: www.littlepengelly.co.uk
- Grid reference: Not applicable
- Emergency number: Mobile 07785 716207
- Local carers: Not applicable
- Local equipment hire companies: Not applicable
- Local accessible taxi numbers:
  - Jolly Roger taxi 01736 711128
  - Goodfellows 07773 330494

## **Future Plans**

- Hall and kitchen floor to be tiled next year

**We welcome your feedback to help us continuously improve, if you have any comments please phone 01736 850452 or email maxine@littlepengelly.co.uk**

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