



www.hanselcottage.com

Access Statement

At Hansel Cottage we recognise that equality, fair treatment, social inclusion and access is a basic right for all those with sensory, mental and physical disabilities. We strive to ensure we deliver services that are accessible to all groups in the community. We are committed to eliminating discrimination by actively seeking to overcome difficulties in accessing our services.

To facilitate the above statement, the physical characteristics of Hansel Cottage are described below so people with limited mobility can decide if it is suitable for them.

As a Grade 2 listed cottage it is not possible to adapt the cottage to make it fully accessible.

Parking for three cars is at the rear of the property. There is a small step/change of level from the drive to the path leading to the main door.

This leads into a back hall from which a twin downstairs bedroom and downstairs bathroom can be accessed. The bathroom has a bath with shower over, WC and basin. There is a grab handle on the wall to facilitate getting into the bath/shower. A non slip bath mat is provided.

From this rear hall there are stairs with a handrail which lead to the first floor sitting room.

Also from the rear hall are 2 steps down to reach the dining room, kitchen and more formal 'snug' sitting room.

From the dining hall the second staircase leads to the other 3 bedrooms and shower room. This staircase winds with narrow spiral staircase like steps at the bottom. There is a handrail for the top section and a hand rope on the lower section.

The upstairs bedrooms are 2 kings and 1 twin with 2'6 beds that can be zipped together to make a third king. There are also two upstairs shower rooms. Although both have shower cubicles there is a step in each to get into the cubicle. There is a small step up into the shower room which is en-suite from the bedroom.

From the dining hall the front garden can be reached through the front door. This garden has level access from the cottage. Although this garden is bordered by the lane, as a no through road it is very quiet and very sunny in the morning.

There is a door sill/threshold to avoid between the kitchen and dining hall. This is painted brilliant white. In the kitchen there is a slight ramped change in level between the main room and the walk in pantry.



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The most direct route to access the garden and utility room/games room is from the kitchen.

There is a step down from the kitchen door and a step up into the games room/utility room which is across a small courtyard. The courtyard is uneven in places.

The utility room and games room are up one step from the rear courtyard in an outbuilding. This outbuilding is not heated and there is only cold water in the utility room. The washing machine, tumble drier and freezer are in the utility room.

The main garden terrace is accessed along a path and down 2 steps, there is a further step in the upper terrace to reach the main seating area. There is a step up to the barbecue and 2 steps down to the lawn. The terrace surface is uneven in places. The lawn and gardens are on the side of a valley and are very steep in places.

The grounds are fully fenced.

The house is heated by oil central heating, two traditional wood burner and one electric 'wood' burners. Electric fan heaters are available for additional warmth in winter.

We would be very pleased to answer any questions about the cottage and grounds if you are unsure about its suitability for your party.