

## **ACCESS STATEMENT**

### **Sealands Farm Holiday Cottages, The Byre**

#### **Introduction**

Sealands Farm Holiday Cottages are three holiday cottages converted from stone farm buildings.

The Cottages are located in countryside just less than 3 miles from St Brides Major village and close to the town of Bridgend,

#### **Transport**

Guests own personal transport is best for enjoying the comfort of the cottages as it is situated down a gravel farm road of Heol Las, just off the B4265.

Trains run regularly from Bridgend (CF31 1BB) Closest bus stop located in Wick Village. Route 303. Local taxis including accessible taxis are available by telephone booking.

#### **Shopping**

Supermarkets and local shops are available in St Brides Major (3 Miles) and Bridgend (4.5 miles approx.)

#### **Arrival and Car Parking**

Car parking is immediately in front of the cottages and has a tarmac surface. There are two spaces for The Byre and there is ample space for loading and unloading. Car parking area and access to cottages are lit. The paths to the cottages are paved. Additional car parking is available upon request.

#### **Entrance**

Access the front door off the courtyard via a kerb with a slight step through front door. External areas are lit.

#### **Bedrooms and Bathrooms**

Bedrooms and bathroom/shower room are on the ground floor. Both bedrooms have a Super King size bed. The toilet is located in the bathroom.

#### **Living Accommodation**

The living accommodation is on the ground floor with access directly to the garden. The accommodation is open plan with a lounge, dining and kitchen area.

A mains interlinked smoke detector is located in this area.

#### **Garden**

The garden has lawn with patio and hot tub and is accessible through the cottage and via a side entrance.

The communal laundry room is accessible from the main courtyard via a small alleyway.