

Access Statement for Barcud Lodge, Llangennith, Swansea SA3 1HU

Welcome

At Barcud Lodge we want to make everyone's stay as enjoyable as possible. We aim to describe our facilities and services accurately to give you the confidence to book the house for your specific requirements. If you require further information, please see the guest information on our website <https://barcudlodgower.co.uk> and if necessary use the contact form on the website to get in touch with us.

Introduction

Barcud Lodge was built in 2008 and is a modern, 4-bedroomed house with detached double garage, in the village of Llangennith, at the northwest corner of the beautiful Gower peninsula. We have owned the house since 2011 and use it as a second home for ourselves and our family, but we also make it available to holiday guests through the Mumbles agents Home from Home, now part of Original Cottages.

To make the most of the views over the sea, the house is designed as an 'upside-down' house, with lounge, dining area and kitchen upstairs. The bedrooms and bathroom are on the ground floor.

Pre Arrival

- We have an information page on the Home from Home website, www.homefromhome.com. Our property reference number is HH151. All bookings and enquiries are dealt with by our agent, Home from Home.
- We also have our own website, <https://barcudlodgower.co.uk>, which has a lot of information about the house and the area and many photographs in the galleries tab. We recommend you refer to the photographs when interpreting the detailed information given below.
- Public transport links to Llangennith are limited (see below)

At a Glance

Access

- There is a double gate off the road and the house name is clearly marked.
- The gravel drive is sloped and is only suitable for cars. Delivery vans etc. need to park in the gateway. There is room to park several cars on the drive.
- There are 4 steps leading to the main entrance
- There is level access from the main entrance via the hallway to the 4 bedrooms and bathroom on the ground floor. The ensuite shower room leads off bedroom 1.
- Stairs lead to the living accommodation on the first floor.

General

- In our opinion the property is only suitable for guests who are reasonably mobile. Outside the access is by a sloping gravel drive and steps to the main entrance. Inside the living accommodation is on the first floor.

Getting here

The full postal address is:

Barcud Lodge,
Llangennith,
Swansea
SA3 1HU

Travelling by road

If you are using the M4 we recommend leaving at junction 47. Then go through Gowerton, Penclawdd and Llanrhidian. After entering the village of Llangennith go straight past the pub, The King's Head, and down the hill for about 250 metres. The entrance is immediately after the 20mph sign on the right side of the road and before the mini roundabout.

Travelling by public transport

- There is an infrequent bus service to Llangennith.
- The nearest railway station is Gowerton
- The nearest mainline railway station is Swansea but if collecting visitors we recommend you consider Port Talbot. It's about the same time by car and much easier to park on the seaward side of the line.

More detailed information

Driveway to main entrance

- The double gate from the road is 3.9m wide
- From the road to the front door the access is quite steeply sloped (about 1 in 6) and the driveway is gravel.

Main entrance

- There are 4 steps maximum 180mm high and minimum 1160mm wide to the main entrance. The door threshold is 130mm high.
- The front door is 880mm wide x 1980mm. The wooden door is side hung with a brass lever handle operating the manual lock.

Getting around inside

Visual Impairment - General Information

- We have high colour contrast between walls and doorframes. The walls are a light sand white colour and the doors and frames are light oak brown.
- In the kitchen the worktops are black with silver sparkles, tiles are white with black and silver feature strip. The cupboards are light oak brown and walls sand white.

Access

- The route to the bedrooms and bathroom is minimum 930mm wide and a level, tiled surface.
- All bedroom and the bathroom doors are 820mm wide and 1980mm high with lever handles operating the locks.
- The under stairs cupboard door is 680mm wide x 1980mm high.
- There are 14 stairs to the upstairs living accommodation. Each step has a rise of 185mm and tread 265mm. There are 6 steps to the half landing and then 8 to the top. There are 2 stair gates which fit to the top and bottom of the stairs. These are usually fitted in place but can be removed as needed.
- The floors upstairs are level and consist of mock wood laminate.
- The only doors on the first floor are to the lounge which is 1500mm wide and to the upstairs toilet and the utility room. These are both 820mm wide. All upstairs doors are 1980mm high.

Bedrooms (Ground Floor)

- All bedrooms have windows with carpeted floors.
- Bedrooms have ceiling lights, bedside tables and lamps.
- Bedrooms 1, 2 and 3 have standard size double beds, 190 x 135cm.
- Bedroom 4 has two single beds, 190 x 90cm.
- The tops of the mattresses for all beds are 450mm above the floor.
- Bedrooms 2, 3 and 4 have freestanding wardrobes. They also have a chest of drawers (bedroom 4's is in the hallway).
- Bedroom 1 has an ensuite shower, basin and toilet with tiled floor. There is a step 290mm high to access the shower through a folding door. The cubicle is 850mm square. The shower rose is controlled by a single lever mixer unit and its height is adjustable. The basin and toilet are standard heights and sizes. This bedroom also has a dressing table and stool and a walk in wardrobe.

Bathroom (Ground Floor)

- The bathroom has a bath with an overhead shower, toilet, basin and separate shower cubicle. The floor is tiled.
- The bath edge is 560mm from the floor.

- There is a step 290mm high to access the shower through a side hung door. The cubicle is 750 x740mm. The shower rose is controlled by a single lever mixer unit and its height is adjustable.
- The basin and toilet are standard heights and sizes.

Kitchen (First Floor)

- We have an open plan kitchen which is well equipped with china, cutlery and cooking equipment.
- The work surfaces are all 920mm high.
- The 4 stools at the breakfast bar are adjustable in height.
- The induction hob is 710mm wide and 520mm deep with 4 rings and an extractor fan over. The double oven underneath has a timer control. The small top oven can also be used as a grill.
- There is also a microwave oven.

Dining Area

- The dining table can seat 8 to 10 people and there are 10 dining chairs. 6 of the chairs have a seat height of 460 mm and the other 4 are 490mm high.

Lounge

- There are three sofas: an L shaped one seating up to 4 plus a 3 seat sofa and 2 seat sofa. Seat heights are 420mm from the floor for the L shaped and 3 seat sofas. The 2 seat sofa has a seat height of 380mm.
- The Television, Freeview Controller and DVD player all have remote controls.

Getting around outside

Garage

- In the garage there is a full size table tennis table.
- Various tools etc. are kept in the garage.

Garden

- There is a level paved path all around the house, minimum 900mm wide.
- As well as two small lawns in front of the house there is one leading away from the garage at the side and a large lawn to the rear of the house. The side and rear lawns slope significantly.

Patio

- There is a large patio in the back garden. It is accessed from the side lawn or some steps outside the back door.
- The patio has a large table and 8 chairs which are kept in the garage. There is also a standard 'kettle' type barbecue which uses charcoal.