

## Access Statement

Kilsaran is in the small hamlet of High Pennard on the Gower Peninsula. The nearest village is Southgate, just over a mile away. There you will find a village shop, pub, post office, chemist and golf club. There is also a regular bus service.

We have two letting rooms, both of which are in a converted outbuilding and have their own separate entrances and outdoor seating areas. Guests join us in the main house for breakfast and to register on arrival.

### Car Parking and Arrival

Ample off road parking is available on the gravel driveway just outside your room. Access to both rooms is then over a small cobbled courtyard area. We have outside lighting at night but there are no street lights in the hamlet. Assistance is available to carry luggage to your room.

To enter the reception hall and breakfast area there is a small step 18cm high and 92cm wide to the front porch. The front door is 74cm wide and has a low wooden threshold. The room has a flagstone floor with a rug and is level throughout. It is lit with overhead lighting and table lamps.

### Breakfast

Breakfast is served between 8.30am and 9.30am. If this does not suit your plans then alternatives can be arranged. We have two separate wooden tables 78cm high. Leg room underneath is 73cm. The chair seats are 46cm from the ground and have no arms. We can however supply chairs with arms if necessary.

We are happy to cater for specific dietary requirements such as gluten free or vegan provided this is requested when the booking is made.

### The Bedrooms

Both rooms are accessed directly from a small cobbled courtyard. Each room has zip-link beds which can either be made up as a Super-King size (180cm wide x 200 cm long x 62cm high) or as twins (90cm wide each). Our beds are dressed with goose down duvets and Egyptian cotton linen. We provide one feather down pillow and one microfibre pillow per person. If you suffer with allergies and this bedding is not suitable then please advise us on booking so we can arrange an alternative.

The overhead LED spotlights and table lamps in the room can be switched on and off from the main doorway or from the bed. Wall mounted thermostats control the room temperature and there are electric thermostatic towel rails in the shower rooms.

Flooring throughout the rooms is oak with occasional rugs. The shower rooms have Marmoleum flooring.

## Room Layout

### Aunt Jane

This is the larger of the two rooms. From the courtyard there is a step 13cm high and a wooden threshold 8cm high. The entrance door is 110cm wide and 180cm high.

Firstly you enter a living area with a futon sofa which can pull out to provide an extra sleeping area (130cm wide x 200cm long) and two Lloyd Loom chairs. You also have a coffee table and a sideboard with tea/coffee making facilities. On the wall is a television with Freeview and a built in DVD player. It has a remote control. There are French doors off this room (135cm wide x 187cm high) and a small step 7cm high which takes you out to a wooden deck. Another step (17cm high x 100cm wide) leads down onto the grassed lawn.

From the living area two steps (12cm high x 90cm wide) rise up to the bedroom. In addition to the beds this room also has two bedside tables, a dressing table and chair (73cm high x 84cm wide) and an antique French wardrobe.

There are two steps (12cm high x 77cm wide) down to the shower room. The shower tray is 150cm x 90cm and has an inward opening glass door 80cm wide. The toilet is 40cm high and the wash basin is 87cm high. There is also a shaver point and non-slip bathmat provided.

### Mr Jinks

Access to this room is up two steps 16cm high and 84cm wide and over a wooden threshold 8cm high. The main door is 100cm wide and 178cm high.

Apart from the bed you will also find a fitted wardrobe with shelving and hanging space, bedside tables, a sideboard with tea/coffee making facilities, a small leather sofa with coffee table and a dressing table 77cm high x 90cm wide with a wooden chair.

The shower room has double doors for access which are 71cm wide. It has a 90cm x 90cm shower tray and an outward opening 90cm glass door. The toilet is 40cm high and wash basin is 87cm high. There is also a shaver point and non-slip bathmat provided.

There are French doors 150cm wide leading to the outside seating area. There is a small wooden threshold and then a step down of 17cm high.

Each room is supplied with a hair dryer, torch, radio/alarm clock and an iPod docking station and a portable bright reading lamp.

You will also find a guest information folder giving details of local attractions, pubs, restaurants, walks etc. It also contains our fire evacuation procedure.

## Miscellaneous

No smoking is allowed in the guest rooms or the breakfast area.

We regret that we are unable to accommodate guest's pets but we do of course welcome assistance dogs. We have two cats and a friendly dog of our own and therefore would not be suitable for guests with allergies or phobias to these animals.

We have a small water trough in the garden which is not fenced. It is therefore advisable that small children should not be left unsupervised.

There are mains powered smoke alarms fitted in the bedrooms and the breakfast area. The rooms also have a fire extinguisher.

We have storage/drying facilities for walking and cycling equipment.

Mobile phone reception is good for most but not all providers. A free landline is available for emergencies.