

Access Statement

Cap Gas Cottage, Bettws, Near Abergavenny, Monmouthshire. NP7 7LF
Grid reference: SO 297:187

- Abergavenny train station with direct services to Newport and Manchester is approx 3 miles away. Taxis are available from the station.
- There is no bus service.
- The nearest town is Abergavenny. The cottage is adjacent to a country lane leading from Pantygelli to Forest Coal Pit.
- There is a large off road parking area adjacent to the cottage.
- There are several changes of level (1/2 steps) from the road and /or parking area on to the path and yard which encircle the cottage. The front door is at this level. The back door is up one step.
- The path to the front door is level.
- There is a change of level (one step) to the raised flagstone patio in the farmyard and to the outhouse containing a washing machine and outside W.C.
- The front door is wide (800mm) with a low threshold.
- The ground floor is spacious with a tiled floor throughout. There is a change in level and narrow entry to the utility room.
- The sitting room is well lit with good natural light and ancillary lighting.
- The kitchen has work surfaces and a low level oven, grill, fridge and dishwasher.
- Access to the first floor (all three bedrooms and bathroom) is via half turned, open-tread wooden stairs leading to a small landing.
- Upstairs all rooms involve a change of level (one step) from the landing.
- The small rear bedroom and parts of the bathroom have restricted headroom.
- Mobile telephone coverage is patchy and available only for some networks. Not all networks work inside the cottage.