

Access Statement for  
Hurstwood Farm Holiday Cottages  
Royal Oak Lane  
High Hurstwood  
East Sussex  
TN22 4AN

**Introduction**

Converted from a 150 year old barn, Hurstwood Farm Self Catering Cottages are set around a cobbled court yard in the midst of an arable farm. The farm is situated down a quiet country lane in High Hurstwood village with stunning views and beautiful walks directly from the cottages.

**Pre-Arrival**

- Bookings and enquiries can be made from the website, by telephone or email
- Our website has pictures of all the rooms and of the outside eating area
- The nearest bus stop is next to the local Public House, The Hurstwood, a mile away
- The nearest local shop is 3 miles away, turn left at The Hurstwood, left again at the main road, drive past George Rose, and it's the first green shop on the left hand side
- The nearest Railway Station is Buxted which is 3 miles away
- Our nearest town is Uckfield which is 5 miles away. It has a town centre with food outlets, supermarkets, and cinema.
- There are many Taxi firms in Uckfield, Acorn Taxis on 01825 764211 is one of the closest
- Tea, coffee, no milk provided on arrival, please see our hampers which can be provided on request

**Arrival & Car Parking Facilities**

- There is signage to the cottages at the top of the farm drive and again on reaching the farm
- Parking is available a few yards from the cottage on a cobbled area
- There are external lights outside the cottages
- There are 2 low steps (max 6 inches) leading to the front door of the

Owls Roost, 1 step to Foxs Lair and no steps to Badgers Set. The door way is 34inches wide

- The surface from the car park area to the cottage is slightly unlevel because of the cobbles

## **Reception**

- You will be greeted by a member of staff on arrival who will hand you your key. You may also be greeted by our dogs, hens (ex battery!) and peacocks - they are all very friendly
- Please let us know if you are delayed on your journey and if your arrival will be after 7pm
- Please ask a member of staff if you would like to be shown our circular nature walk
- The front door opens onto the lounge and the light switch is on the left hand side of the door in Owls Roost, and the right hand side in Foxs Lair and Badgers Set
- A 'Welcome Pack' which has all the details about the cottage and location will be left on the coffee table by settee

## **Dining Room and Lounge**

- The cottages are open plan
- There is a settee that can convert to a bed
- A reading lamp is provided
- There is a colour TV with remote control and a radio
- There is a dining table and chairs
- The curved open plan staircase has a handrail and leads from the lounge

## **Self-Catering Kitchen**

- The kitchen is situated to the rear of the cottage
- The work surfaces are 30 inches high with storage cupboards below. The cooker and sink are set into the work surfaces.
- Catering standard crockery, cutlery and glasses are provided
- The cooker is gas with 4 rings on the hob
- A microwave, toaster and kettle are provided
- The fridge has a small compartment for frozen foods
- The kitchen is lit with spot lights
- The flooring is non slip

## **Laundry**

- There is a front loading washing machine/dryer available in the kitchen.

## **Bedrooms & Sleeping Areas**

- There is a choice of 2 single beds (Fox's Lair) or 1 double bed upstairs (Badgers Set and Owls Roost) - please specify on booking)
- The sofa bed in the lounge converts to a double bed
- The floor in the bedroom is carpeted
- A reading lamp is provided in the bedroom

## **Bathroom, Shower-room & WC**

- The bathroom suite is white and consists of bath with shower over, basin and toilet with low level flush
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- Soap, shower gel, shampoo and conditioner are provided

## **Public Areas - General**

- Not applicable

## **Outdoor Facilities**

- Each cottage enjoys a patio area with picnic table and parasol outside the front door. The patio is built of cobble stones and therefore is an uneven surface.
- Guests are free to enjoy a walk around the farm fields. In the interests of safety please be aware that some horse riding activities may be ongoing in the grounds and please do not go in the fields with the horses.

## **Additional Information**

- Please ask the manager or administrative staff if you would like to know more about the farm, the local area or suggestions about places to visit. There are picnic and seating areas around the farm.
- We have lots of wildlife on the farm and it is well worth a wander in

the light evenings. • Smoking is not permitted in the Stable Yard or Barns

**Contact Telephone and Email Address**

We welcome your feedback to help us continually improve. If you have any comments please phone 01825732002 or email [info@equestriantrainingcentre.co.uk](mailto:info@equestriantrainingcentre.co.uk)

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**Hours of operation: Open throughout the year**

**Emergency number: Mr Pocock 07768 364136**