

## Hawthorn Brae Cottage

### Terms and Conditions

VOCAL aims to make Hawthorn Brae as comfortable and welcoming as possible to everyone, including guests living with long-term health conditions.

Hawthorn Brae has features that may be useful and equipment is available on request at no extra charge. Please ask if there is something else that would help make your stay more comfortable

Available is;

- Four wheel walker with seat
- Elevated toilet seat
- Shower stool
- Fire Guard
- Stair Guard

There is wheelchair access to the cottage via the front garden, with one small step into the cottage. The front garden, is fully enclosed.

The front door is 73cm wide

Porch 9' 10" x 6' 6" (3m x 2m) with panoramic windows

Door in to lounge area is 75cm wide

The **Lounge Area** 15' 6" x 14' 5" (4.72m x 4.39m). The spacious lounge is fully carpeted with a small section of slate tile around the feature wall, where you will find a multi-fuel stove. A fire guard is available on request.

The lounge consists of two comfy sofas and a single rise and recline arm chair.

A Google home hub is available for all your questions. You can also ask it to play your favourite radio station, "Hey Google play Forth One"

From the lounge there is a solid oak open staircase which leads to a large landing.

**Dining Area** 14' 5" x 7' 5" (4.39m x 2.26m) is an extension to the lounge, door to twin room 72cm wide

**Bedroom 1 (Moss)** 14' 3" x 14' 2" (4.34m x 4.32m) the first of three bedrooms is fitted with a single profile bed fitted with a Relaxor Massage System mattress, and a single diva bed.

All bedrooms supplied and furnished with 10.5tog duvet, poly-cotton linen, cotton towel, anti-allergy pillows & poly-cotton bedspreads.

#### **Kitchen/Breakfast Room** 14' 1" x 13' 3" (4.29m x 4.04m)

The kitchen is a large open plan area with plenty room to socialise or dine here with 4 tall bar seats at the breakfast bar.

The kitchen is fitted with an electric cooker and hob. The top oven also doubles as a microwave, there is a large fridge with freezer box, a large cafetière and coffee, kettle & toaster.

The kitchen is equipped with all the cutlery (including large handle cutlery) crockery, glass wear, baking trays, mixing bowls, casserole dishes, pots & pans, and cooking utensils we think you will need but if during your stay you think there is something we have missed please let us know. We will supply complimentary tea bags, coffee, sugar as well as olive oil, salt pepper and some herbs and spices, if you decide to stay in and cook. Finally a dishwasher

The kitchen opens out via trifold door to a wooden deck with outside table & four chairs.

In the kitchen you will also find a fire blanket and a small fire extinguisher.

The **Downstairs Bathroom** is accessed through a 71cm wide door. Non slip mat is supplied for shower.

**Utility Room** 13' 3" x 9' 9" (4.04m x 2.97m) is through a door 71cm wide off the kitchen and is equipped with iron and ironing board, ceiling mounted cloths drying rack and washer dryer. A Hoover, mop & bucket. Here you will also find a first aid kit and emergency lighting

\*\*The stairs from the lounge lead up to the first floor where off the top landing you will find an additional two double bedrooms and a large family sized bathroom.

**Bedroom 2 (Clover)** 14' 2" x 12' 1" (4.32m x 3.68m). 71cm doorway. This room is fitted with 2 x 3ft single beds.

**Bedroom 3 (Sky)** 16' 1" x 10' (4.9m x 3.05m). 71cm doorway. This room is fitted with a king-size bed.

**Upstairs Bathroom** 6' 4" x 5' 8" (1.93m x 1.73m) 71cm doorway . Fully tiled bathroom with and WC, walk in shower (approx. 1.5" step not flush with floor). There is a corner bath and basin with a large mirror above and shaver point. A non-slip mats are supplied for the bath and shower.

#### **Outdoor Space**

The back door is 73cm wide leading on to an enclosed decked area with gate, there are 2 stone steps on to the gravel driveway. The front garden is fully enclosed with a 3ft fence and gate with thumb latch.