

## **GRAIG WEN ACCESS STATEMENT 2022**

Sarah and John live on site and are available to assist with advice whenever possible - please do ask if we can help! The details below are subject to change so please contact us and we will be happy to discuss your requirements: 01341 250482 or [hello@grraigwen.co.uk](mailto:hello@grraigwen.co.uk).

Our 4 holiday cottages and the caravan/motorhome site are set on a level terrace overlooking the Mawddach Estuary, five miles West of Dolgellau. A **steep track** drops down through our 45 acres of woodland and sloping fields to the tent camping area, estuary and Mawddach Trail. The track down to the Mawddach Trail is approximately 600 metres long with a couple of steep sections of about 150 metres. The upper part of the site is 71 metres above the estuary level. Cars accessing our tent camping fields can drive part way down this track which is rough in places. The final section of the track to the estuary is not accessible by vehicle and is partly on sloping grass which can be slippery when wet.

*The vast majority of our guests, ranging from septuagenarians to toddlers, take the hill steady and are fine, with or without bikes. There are benches to catch your breath en route. Some people, including children, sixty year olds and disabled people with adaptive bikes, are known to enjoy the challenge of cycling all the way to the top, but for most of us, it's a bit of a push.*

For those who find the track down to the estuary too steep, the Mawddach Trail can be easily accessed from various free car parking places within a couple of miles of Graig Wen including Penmaenpool car park and Morfa Mawddach station car park.

Cyclists who wish to access the Mawddach Trail but find our track too steep can ride downhill along the A493 for approx mile and access the Mawddach Trail in Arthog. As Graig Wen is on the brow of a hill there will always be an ascent to negotiate to return to us - whether from the Arthog or Dolgellau direction. Welcome to Wales!

The Mawddach Trail is wheelchair accessible from various points including Penmaenpool car park and Morfa Mawddach station car park.

### **Holiday cottages at Graig Wen**

We regret that the holiday cottages have no downstairs bathrooms so are not suitable for wheelchair users.

The cottages all have one low step in through the front door. The stairs to reach the bathroom and bedrooms are 3 standard steps to a small landing then 10 standard steps to the first floor.

### **Isfryn Cottage in Dolgellau**

We regret that although Isfryn cottage has a downstairs bathroom, the bedrooms are upstairs so it is not suitable for wheelchair users.

Guests with children should note there is a door but no stair gate between the bedrooms and the steep stairs. People with mobility issues may find these stairs between the bedrooms and downstairs bathroom challenging. There are 11 narrow and steep steps and the stairs have a bit of a twist at the

bottom. For this reason we do not recommend the cottage for families with toddlers or those who find stairs a challenge.

Because there is no enclosed outdoor space at Isfryn Cottage in Dolgellau, we say it is not dog friendly, however assistance dogs are welcome.

### **The campervan/touring caravan camp site**

Vehicle access is easy from the A493 from the Dolgellau direction. We advise caravans and larger motorhomes to access us from this direction, as the turning into our drive from the Fairbourne direction is tight.

Pitches are level and there are no steps to access the washing facilities or loos. Ladies and Gents toilets and wash basins are located no further than 50 metres from any of the pitches. We regret these are not accessible by wheelchair users. Two unisex showers are less than 100 metres from the pitches. We regret these are not accessible by wheelchair users.

### **The tent camping fields**

Access to the tent camping car park is via the steep track outlined above at the owner's risk.

The tent camping fields are undulating and wild in nature with some steep sections. Pitches on the estuary field are less than 100 metres from a clean and spacious unisex compost loo and 2 unisex showers. Pitches on the family field are about 200 metres away from this, as are the Pitch and Park pitches. There is a small compost loo within approx 100 metres of the family fields. The secluded pitches are also within 100 metres of this.

The conventional loos and a further two unisex showers are approx 100 metres and 150 metres respectively up the steep track from the tent camping car park. Reception is also on this level.

### **Glamping**

From March until October, **Jones the shepherd's hut, the large yurt, Tommy yurt and the yurt for two** are sited in a silver birch glade. You can park next to the accommodation. Access to the yurt for two is a down a slope of a few metres.

Some of these structures have a private compost loo or shower a few metres walk away - check relevant web page for details. Ladies and Gents conventional loos and washbasins are situated approx 100 metres down a gently sloping track. Two further unisex showers are situated about 200 metres away near reception.

**Idris** yurt is situated on our lower tent camping fields. It has a private compost loo within 10 metres. Please see the information above about other access.

**Jones the shepherd's hut** has a pull down double bed which may be an issue to pull down for those with back problems. The double bed is a little higher than usual and a step stool is used for access. Those bringing very young children may want to bring side bars for the lower bunk which is about 1 foot off the ground. The upper bunk has side bars but we recommend this is only for use by children aged 6 years and over

**The two quarry wagons** are located on the touring site. You can park within 50 metres. There are a couple of steps up into each wagon. We regret due to their size they are not accessible for wheelchair users. Both have a pull down double bed which may be an issue to pull down for those with back problems. The double bed is a little higher than usual and a step stool is used for access. Empress has level access once inside to an en suite shower room/loo. Those bringing very young children may want to bring side bars for the lower bunk which is about 1 foot off the ground. The upper bunk has side bars but we recommend this is only for use by children aged 6 years and over

Duchess guests use the loos/wash basins shared with campers less than 10 metres away and the shared showers 100 metres away. Access is level.

- **Transport**

By bike or foot - direct access from Mawddach Trail through a pedestrian gate. Steep grassy field and rough track 600m up to holiday cottages and touring camp site washblock.

By train - Morfa Mawddach station 2 miles away with direct access along Mawddach Trail (see above). Pre-order taxis or time to catch bus.

By bus – No 28 buses runs between Dolgellau and Tywyn - ask driver to drop you at Graig Wen.

By car – Turn off A470 Dolgellau bypass, and take A493 signposted Tywyn/Fairbourne. From the turn off with A470 we are 4.5 miles on right hand side on brow of slight hill.

- **Assistance dogs** are welcome (as are all well behaved dogs) and can be exercised on the top site as well as the lower fields which are accessed down the steep and rough track.
- **Mobile phone reception and 3/4G** on most networks is available on site (except 02) although there are spots in the surrounding area where coverage is patchy.
- While we do not have an **induction loop** at reception, we will do our utmost to assist people who are hard of hearing/deaf and can provide written guidance.
- We provide a link to a digital guest welcome guide which can be used like an app on your phone. Information can be provided in **alternative formats** by prior arrangement.
- Explore the woodland and pasture and you can listen to birdsong and the rustle of reeds and leaves, smell the sea air and the bluebells in season, feel the dry stone walls and the bark of ancient oaks. There are benches for rest points around the site.