

INTRODUCING ...



## ***RUSTIC RHONDDA RETREAT***

Welcome Pack

# MAIN MENU



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Properties?**



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# WHO IS F&S PROPERTIES?



Your go-to provider of serviced accommodation properties.

F&S Properties are ideal for short to mid term stays, contractors, relocations, emergency accommodation and leisure.

Our portfolio of properties includes a variety of affordable and premium options in various locations, including the picturesque Rhondda Valleys in South Wales, the seaside charm of Southend-on-Sea, and the vibrant energy of North London's Enfield. Each of our properties is conveniently located near amenities and attractions, ensuring that you have everything you need to make the most of your stay.

Whether you are seeking a cosy apartment or a spacious house, we ensure that each property meets our high standards of comfort and convenience. Our team work tirelessly to maintain and manage our properties, ensuring that you have a seamless, stress-free and personalised home away from home experience!



**07418 382269**



**[bookings@feelathome.properties](mailto:bookings@feelathome.properties)**



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# ABOUT THE PROPERTY



208 Tyntyla Road, Ystrad, Wales CF41 7SE  
(access instructions & key box codes are sent via direct message on the day of check-in)



Wi-Fi Network - **TNCAP8C1530**  
Wi-Fi Password - **A2GxTXRNP6tqRfJ3**



[Property Web Link](#)



[Property Video Walkthrough](#)



Check-in - From 3pm onwards of arrival date  
Check-out - By 10am of departure date



Free parking on premises



## Heating Instructions:

- The HIVE Mini thermostat is located on the wall by the kitchen entrance.
- Press the + or - buttons to adjust the temperature.
- Use the Boost button for extra heating.
- Please turn off the heating when not in use or before leaving.



**⚠ IMPORTANT! ⚠** : Each room has thermostatic radiator valves. If a radiator isn't heating, check that its valve is turned on.



## ABOUT THE PROPERTY (cont'd.)

### Spa Room Heater Instructions:

- The heater is located on the wall on your right as you enter the spa room.
- Turn On/Off: Pull the cord switch.
- The heater runs on a preset temperature and automatically switches off when the room is warm.
- To restart, pull the cord again.



Spa Room Heater

### Sauna Instructions:

- Turn the left knob to activate the sauna.
- The sauna operates on a 30-minute safety timer and will turn off automatically.
- ⚠ Do not tamper with the right knob—it should remain preset at the 1 o'clock position.

### Hot Tub Instructions:

- 🌡 Adjust Temperature – Use ⬆ / ⬇ buttons to set your desired heat.
- 💧 Jets – Press the 🌀 Jets 1 button to turn on/off or adjust intensity.
- 💧 Blower – Press the 🌀 Blower button to turn on/off bubbles.
- 💡 Lights – Press the 💡 Light button to switch on off.
- ⚠ Safety – No soaps, oils, or bubbles. The system self-filters.
- 🔴 After Use – DO NOT switch power off at the wall. Secure the cover to retain heat.



Hot Tub Control Panel

Enjoy your soak! 😊🌊



# HOUSE RULES



No parties or events allowed.



Please don't eat or drink in the bedrooms.



No illegal substances allowed on the premises



No unregistered guests allowed.



Please turn off the heating when you go out.



Please do your dishes.



Please don't rearrange the furniture.



Please look after the furniture, or face paying damages.



Take extra care of your keys, or face a replacement fee.



Please respect the noise curfew.  
Quiet time = 10pm-8am.



Please take out your trash before you leave.



Please respect check-in and check-out times.



## POLITE REMINDERS



When you're not in the house could you please turn the heating off until you return.

Please take off shoes whilst in the property..



It's a no smoking property. If you do wish to smoke can you smoke outside in the garden.

Pets are not allowed anywhere on the property.



### **Before You Leave, Please:**

- ✓ Remove any food from the fridge and freezer.
- ✓ Do not leave perishable items in the cupboards.
- ✓ Turn off all lights and electronic devices (TV, coffee machine, etc.).
- ✓ Ensure the stove/hot plates are off.
- ✓ Lower the thermostats and turn off the heating.
- ✓ Close and lock all windows and doors.
- ✓ Check each room for any belongings you may have left behind.
- ✓ Return the keys to the key box as you collected them. Scramble the code and close the flap securely.

### **We'd Love Your Feedback!**

- ★ If you enjoyed your stay, please leave us a 5-star review—it really helps us!
- 💬 Have suggestions? Let us know via text/WhatsApp: +44 7418 382269

### **Book With Us Directly & Save!**

For future stays, reach out to us directly—we'd love to offer you a loyalty discount on your next booking.

Thanks again for choosing our property. Safe travels! 🚀

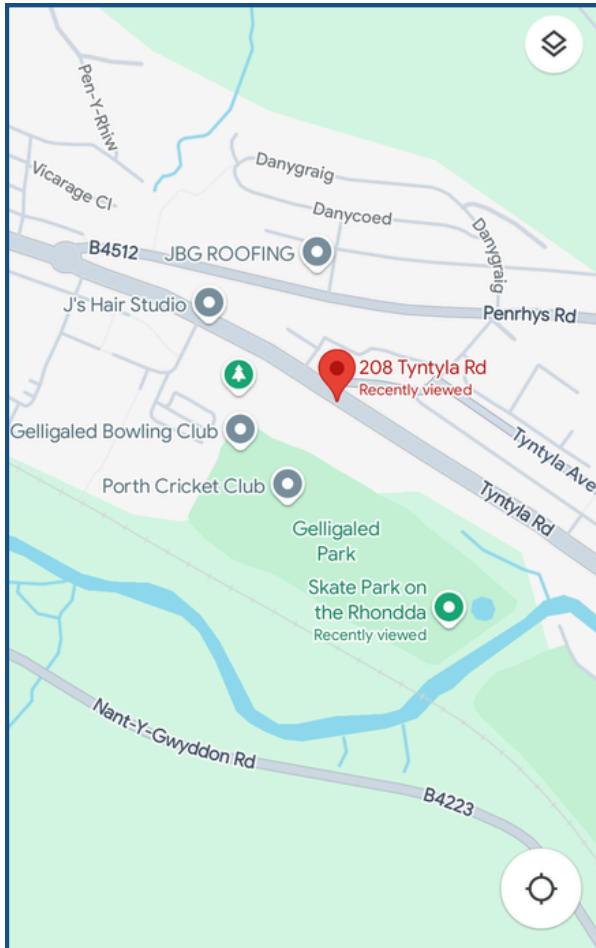
**Book directly at [www.feelathome.properties](http://www.feelathome.properties)**



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# GETTING AROUND



- \* 1min - Gelligaled Park (Porth Cricket Club, Gelligaled Bowling Club, Skate Park)
- \* 4mins - Rhondda Sports Centre
- \* 4mins - Sheppard Pharmacy Ystrad
- \* 5mins - Nisa Local Off License and Convenience Store
- \* 6mins - Rhondda Takeaway (kebabs / burgers / pizza)



- \* 3mins - Ysbyty Cwm Rhondda Hospital
- \* 5mins - Asda Tonypany Superstore
- \* 5mins - McDonald's (with drive-thru)
- \* 6mins - Home Bargains Homeware store

## Train



- \* 10 mins walk to Ystrad Rhondda Train station. Easy Access to Central Cardiff.

## Bus



- \* Nearest bus stop - 1min away (Sports Centre)  
Routes for this bus stop -
  - 120 (Blaencwm <> Caerphilly)
  - 130 (Blaencwm <> Caerphilly)
  - 170 (Blaenllechau <> Clydach Vale)
  - 172 (Aberdare <> Porthcawl)

- \* 10 mins walk to Ystrad Rhondda Bus station. Easy Access to Central Cardiff.



# LOCAL ATTRACTIONS

(within ~30 mins of property)



## **RHONDDA HERITAGE PARK**

Rhondda Heritage Park, Coedcae Rd, South Wales CF37 2NP

[www.rctcbc.gov.uk/EN/Tourism/RhonddaHeritagePark/Home.aspx](http://www.rctcbc.gov.uk/EN/Tourism/RhonddaHeritagePark/Home.aspx)

## **PONTYPRIDD MUSEUM**

Bridge St, Pontypridd CF37 4PE

[www.pontypriddtowncouncil.gov.uk/museum](http://www.pontypriddtowncouncil.gov.uk/museum)

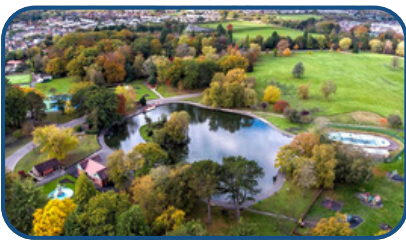


## **CAERPHILLY CASTLE**

Castle St, Caerphilly CF83 1JD

[www.cadw.gov.wales/visit/places-to-visit/caerphilly-castle](http://www.cadw.gov.wales/visit/places-to-visit/caerphilly-castle)

## **ABERDARE PARK**



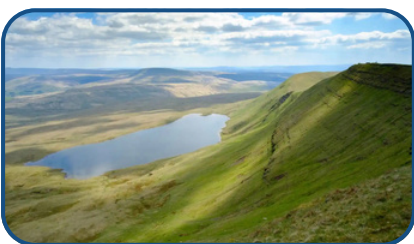
## **ROYAL MINT EXPERIENCE**



## **BIKEPARK WALES**



## **BRECON BEACONS NATIONAL PARK**



## **ZIP WORLD TOWER COLLIERY**



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