

“Spinnaker”

Apartment
Information

Spinnaker
Whitehall
Spital Bridge
Whitby

Access Statement

Introduction

Our self-catering apartment is on the upper and lower ground floors of a four storey converted Georgian Manor House. We have tried to provide as much information as possible in this statement and do hope you enjoy your stay

Pre-arrival

Details of the property can be found on Whitby Holiday Cottages' website www.whitby-cottages.net
The reference number for "Spinnaker" is 995.

There are photographs of the rooms, together with mapping facilities for the property location on the website.

This Access Statement is available on the website and in the Welcome File in the flat

Arrival and Car Parking Facilities

Keys for the apartment should be collected from the Offices of Whitby Holiday Cottages in Flowergate, directions to their Offices will be sent with your booking information. Their Offices are a 15 minute walk from the Apartment.

This Apartment does benefit from the use of a parking space to the front of the property.

Access from the Front of the Property

There is a flight of eleven stone steps, (original) to the front of the building, each being approximately 14cm high x 29cm deep x 173cm wide. There are wrought iron hand rails to both sides.

Stone threshold step, 14cm high x 114cm wide up to double doors, onto Coir Matting. Main glazed entrance door, door width 114cm. Door handle, 80cm from floor. Yale lock, 137cm from floor.

Opening into Entrance Vestibule, with brown ribbed matting laid. Inner glazed entrance door, door width, 96cm. Door handle, 80cm from floor.

Ground Floor Main Hall, with Amtico floor laid. Doors to Apartments 1, 2 & 3 lead off. Also, door to understairs storage cupboard, where electric meters and communal tumble drier are housed.

The Apartment

The Entrance Door to the apartment is hinged on the left hand side, opening inwards, 78cm wide. The door handle is approximately 100cm from the floor. Yale lock being at a height of 140cm from the floor.

Entrance Vestibule

Maximum width, 125cm

Telephone entry phone and "Honeywell" thermostatic control

Amtico flooring laid, opening onto

Kitchen/Living Diner

Door width 71cm.

Kitchen Area

Granite work surfaces at a height of 91cm.

Inset gas hob and ceramic sink at that height

Electric oven with drop down door, being 31cm from floor, the first shelf being 42cm from floor.

Amtico flooring laid

Living Diner

3 seat settee. Seat height 48cm from floor.

Tub chair. Seat height 48 from floor.

Rattan style occasional table

Glass and chrome effect appliance stand with DVD/FREEVIEW DIGITAL provided with remote control

Separate CD/Radio with remote.

Gas fire fitted

Pine drop leaf dining table with central pedestal . Floor to underneath table 72cm.

4 matching chairs, with seat height being 45cm from floor.

Amtico flooring laid throughout.

From the Living Diner a flight of 12 stairs with hand rail on left hand side descending, stairs being 19cm high x 25cm deep x 80cm wide, carpeted.

Feature lighting on stairs.

Lower Ground Floor

Lobby

Opens onto:

Master Bedroom

Door width, 71cm

Double bed, 135cm wide.

Mattress height 63cm from floor.

Ample room around bed.

Chaise Lounge, seat height from floor 34cm.

Chest of 3 drawers.

Fitted boiler cupboard, housing 4 Rattan effect patio chairs, seat height from floor, 50cm .

Glazed French doors lead from this bedroom to a small patio area at the front of the property.

Step up 10cm high x 93cm wide onto ribbed carpeted. Wooden threshold of 10cm.

Double doors opening to an overall width of 93cm.

Bathroom

Door width 65cm.

Tiled floor, tiled wet areas.

Hand basin in vanity unit 86cm from floor.

Toilet seat 43cm from floor.

Bath with shower over. Bath height 56cm from floor.

Mirrors, shaver sockets and heated towel rail

Twin Bedroom

Door width, 71cm

Walk-in wardrobe, door width 60cm with hanging rail and fuse box

Further opening width, 78cm

Two single beds, each 90cm wide. Bed height, 56cm from floor to top of mattress

Chest of Drawers

Dressing Table

Good space between all furniture

Carpet laid

Additional Information

All light switches are at a height of 125cm from floor

All low level sockets are at a height of 50cm

Smoke/heat detectors located in the Entrance Vestibule, Kitchen/Living Diner, and Lower Ground Floor Lobby.

All fire detection equipment is linked to the communal areas and the other five apartments in Whitehall.

Gas central heating throughout.

Externally

This apartment also benefits from a sunken patio area to the front. From the French doors to the lower ground floor double bedroom there is a step down onto a sandstone step, height 13cm. A further step down from a sandstone steps onto flagged patio area, 16cm high x 36cm deep x 99cm wide. From the flagged patio area 2 steps lead up to the block paved communal areas, steps being 19cm high high x 32cm deep x 95cm wide.

A glazed and rattan-style round patio table, floor to underside of table 71cm with wrought iron stand for umbrella and 4 chairs are available for the patio area.