

The Look Out Whitehall Spital Bridge Whitby

Access Statement

Introduction

Our self-catering apartment is on the first floor 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 "The Look Out" is 997.

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.

Balustrade stair case leading to first floor. Stairs being 17cm high x 27cm deep x 90cm wide. Carpet runner laid. Flight of eleven stairs onto half landing, being 107cm wide. Flight of eight similar stairs opening onto wide First Floor Landing, with carpet laid. Doors to Apartments 4, 5 & 6 lead off.

The Apartment

The Entrance Door to the apartment is hinged on the right hand side, opening inwards, 79cm wide. The door handle is approximately 97cm from the floor. Yale lock being at a height of 137cm from the floor.

The Door opens directly into an Entrance Hall.

Oak veneer flooring laid. Telephone entry system. Digital Honeywell thermostatic control.

Cloaks

Door width, 66cm

Oak veneer flooring laid.

Tiles walls.

Basin height, 84cm from floor

Toilet seat height, 42cm from floor, with push flush

Heated towel rail and mirror.

Maximum free space between basin and w.c. 60cm x 78cm

Hall Cupboard

With fuse box fitted

The main Living/Dining/Kitchen has contrasting colours to walls, skirtings and carpet.

Door width, 79cm.

Self Catering Kitchen Area

Open plan to the Living Area

Worktop height 91cm with ceramic hob and stainless steel sink inset at this level

The electric oven has a drop down door to the front, 30cm from floor when down, lowest shelf 46cm from floor.

Amtico flooring is laid to this area. 1cm threshold between flooring and carpet indicated with silver edging strip.

Living Area

Two 2 seater sofas, with seat height at 40cm from floor

Chrome and glass occasional table, chrome and glass corner what-not,

Carpet laid

TV/DVD/FREEVIEW DIGITAL provided with remote control, Separate CD/Radio with remote.

Free standing electric fire

Dining Area

Rectangular Glass and Chrome Dining Table with seating for 4.

Floor to underside of table, 74cm

Four high back leather and chrome effect dining chairs, no arms, floor to seat height 46cm

An Oak staircase, turning to the right ascending, leads from the Entrance Hall leads to the second floor.

A flight of 14 stairs, stairs being, 20cm high x 25cm deep x 78cm wide minimum, with open tread and hand rails to both sides.

Alighting onto landing, with carpet laid, off which leads.

Master Bedroom

Door width, 71cm

Double size bed, 135cm wide. Bed height, 50cm from floor to top of mattress

Two bedside cabinets.

Dressing table with mirror over

Freestanding chest of four drawers

Cheval mirror.

Fitted wardrobe with hanging rail and isolator switch for en-suite extractor fan

Ample free space around bed and furniture, although head height is restricted in some places, this being a dormer room.

Carpet laid, with two sheep skin rugs laid either side of bed

En-suite Bathroom

Door width, 61cm.

Slipper bath, minimum height 62cm.

Hand basin in vanity stand, floor to sink height 84cm.

WC with inset push flush, toilet seat height 44cm.

Freestanding cabinet.

Heated towel rail. Mirror fitted.

Tiled floor

Shower Room

Door width, 66cm

Corner shower cubicle with sliding glass screen. Threshold into shower, 8cm. Maximum space in Shower 70cm x 90cm. Gap between sliding shower screen, 47cm maximum.

Wall mounted wc with inset push flush, toilet seat height 42cm.

Wash basin, basin height 80cm

Mirror, Electric shaver point, and heated towel rail

Tiled floor, tiled to all wet areas.

Twin Bedroom

Door width, 71cm

Two single beds, each 90cm wide. Bed height, 58cm from floor to top of mattress

Distance between the beds, 50cm

Two mirrored bedside cabinets

Mirrored console table

Mirrored chest of five drawers

Fitted wardrobe with hanging rail

Dormer bedroom, some restricted head height.

Carpet laid and contrasting rug in front of French Doors.

French doors from this bedroom open onto:

Roof Terrace

Single door width, 65cm.

Double door width, 140cm. The doors can be hooked back to secure them open.

Threshold of 6cm.

Rattan and glazed patio table

Four matching tub chairs, seat height 42cm

Wrought iron balcony balustrade, at a maximum height of 110cm from floor covering.

Slated tiled floor covering.

Additional Information

All light switches are at a height of 120cm

All low level sockets are at a height of 50cm

Smoke detectors located in the Entrance Hall, Landing and in the Living Room Area.

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

Gas central heating throughout.