

THE CORNER HOUSE

ACCESS STATEMENT

Please note; all of these measurements are approximate, so may vary slightly.

GROUND FLOOR

Access can be gained via the main door. There is a small step leading over the threshold. This step is 11cm at its highest and 8cm at its lowest.

The door leads straight into open plan kitchen/living room, however, on opening the door there is a waist height kitchen unit directly ahead. The clearance from the door to the kitchen unit is 93cm. From the door, turn left to enter the main open plan kitchen/dining room.

In the kitchen area there is an under counter integral fridge with freezer compartment. The freezer compartment is 84cm from the floor.

The cooker has a ceramic electric hob, which is 93cm from the floor. The hob controls are on the right hand side and operated by turning clockwise. The oven is below it and the controls are 84cm from the floor. There are two controls on the oven, which work by turning them clockwise.

The countertops are granite and are 93cm from the floor.

The microwave is fitted into the wall units and is 174cm from the floor.

The washer/drier is integrated into the units under the counter, the door is 52cm from the floor and the controls are 84cm from the floor.

The extractor fan is fitted above the hob, with the control buttons, 195cm from the floor. Pans are kept in a low drawer, as are the plates/side plates and bowls. The kitchen taps are lever ones.

There is a wall unit above the microwave, the handle of which is 196cm from the floor.

There are shelves within the wall unit above the sink. The top shelf is 202cm from the floor, the middle one is 176cm from the floor and the bottom one is 150cm from the floor.

To the front of the kitchen work units there is a drinks cooler. The handle runs the length of the cooler, with the highest part being 75cm off the ground and there are various shelves inside, with the highest being 70cm from the ground.

In the lounge area there is a TV with integrated DVD player, which is 180cm from the ground. This is operated via a remote control, except the eject button for the DVD player which is located to the right hand side of the TV.

In the right hand corner of the open plan room there is the thermostat for the heating, this is 137cm from the floor. The stairs leading to first floor are also located here. The tread depth is 23cm and the riser height is 20cm per step. There are 14 steps in total. The stairs are 82cm wide and there are banister rails on both sides of the stairs, which are 80cm from the stair treads.

FIRST FLOOR

The Shower room

The Shower Room contains a WC, hand basin and large shower with sliding doors which opens to a width of 61cm. The toilet seat is 42cm from the tiled, textured floor. The shower has a small step up into it of 14cm. It is controlled by a lever, which is 120cm from the floor of the shower and turns clockwise. This lever controls the flow and temperature.

The hand basin is 77cm from the floor and has traditional turn handles.

The Green Room

The Green Room has a king size bed, which is 46cm from the floor. A double wardrobe with fitted drawers, the rail is 190cm from the floor and a dressing table with three draws and a small stool. The electricity sockets are 51cm from the floor.

There is a top opening window on both the Church Street and Grape Lane side, which is 163cm from the floor and two larger, 'means of escape' style windows on the Grape Lane side of the room, this is 90cm from the floor. The dimensions of these windows are 68cm high, by 47cm wide.

The light switch is 134cm from the floor.

There is a small lamp on the dressing table, which is touch operated and a floor standing lamp behind the bed, which is operated via controls which turn clockwise.

There is a wall mounted TV with integrated DVD player 180cm from the ground. This is controlled via a remote control.

The Blue Room

The Blue Room has two single beds which are 46cm from the floor. One has a normal, sprung mattress and the other has a memory foam mattress. It has a wardrobe situated within a small cupboard which has a hanging rail, 160cm from the floor and cupboards. There is also a wall mounted, drop leaf table, which is 72cm from the floor and a small stool.

There are two lamps in this bedroom, which work by touching the base. These are sat on bedside cupboards; these cupboards are 46cm high.

There is a wall mounted TV with integrated DVD player 187cm from the ground. This is controlled via a remote control.

There is a top opening window which is 163cm from the floor and two larger, 'means of escape' style windows 90cm from the floor. The dimensions of this window are 68cm high, by 47cm wide.