

# **Access Statement for Chinley End Farm**

## **Introduction**

Our self catering apartment is in a first floor annex to the farm house, which is well set back from the road (B6062). It has its own entrance and staircase. We have tried to provide as much information as possible in this statement, if you have any queries please do call. We look forward to welcoming you.

## **Pre-Arrival**

- We have an extensive website with full details, availability and booking facility at [www.peakselfcatering.co.uk](http://www.peakselfcatering.co.uk)
- Bookings / enquiries can be made via email to [info@peakselfcatering.co.uk](mailto:info@peakselfcatering.co.uk) or phone 01663 750006.
- The nearest bus stop in the village is 90 metres from the entrance.
- The train station is about 300 metres away.
- We can arrange for shopping to be delivered for your arrival.
- We can provide information in large print or on request.
- The nearest RADAR toilet is in the village about 200 metres from the apartment.

## **Arrival & Car Parking Facilities**

- There is private off road parking in front of the apartment for two cars. The car park is smooth level tarmac.
- The entrance is 15 meters from the parking and has a level 90 cm wide natural stone path leading to it.

## **Main Entrance**

- There is a single 22 cm step up into the entrance which has a 80cm wide outward opening door. The door is hinged on the right and the key-hole is 118cm high.

## **Public Areas - Hall, Stairs, Landing, Corridors**

- The entrance door leads directly to a 86cm wide straight pine

staircase. The distance from the external edge of the threshold to the first riser is 68cm. The staircase has 12 steps and a handrail on the left. Each step is 20cm high and 23cm deep.

- At the top of the stairs is a corridor with the master bedroom and bathroom to the left, the second bedroom to the right and the lounge directly ahead. All internal doors are 74cm wide light oak panelled and the floor is all on one level.
- The corridor floor is light oak floorboards
- The stairwell and corridor walls and skirting are painted cream.

### **Public Areas - lounge**

- The lounge floor is light oak floorboards with a central loose rug
- The walls and skirting are painted cream
- There are 2 settees with arms (seat height 38cm) and a nest of tables
- All circulation space is at least 1m wide
- Teletext TV and DVD player provided with remote controls. Also a radio with CD (with remote control available on request).
- The lounge opens onto a balcony through double doors (width 1.7m). The balcony is 4m wide and 1.7m deep. There are 4 chairs with arms (height 44cm) and a round table (height 71cm with space under 66cm)

### **Bedrooms**

- Both bedrooms are carpeted with wool carpets
- Non feather duvets and pillows provided
- Sheets, duvet covers and pillow cases are cotton or polycotton
- Both rooms have a light switch at the door and halogen reading lamps on bedside tables
- Bedroom 1 has a king size bed (5ft) with height 56cm floor to top of mattress. Height can be raised if advised before arrival.
- Each side of the bed is 70cm from the wall but the bed is movable if more space is required to one side
- There is a dressing table (height 76cm with height under 57cm) and stool (height 43cm) which could be moved to create a space clear of doors and furniture of 1m by 1.5m
- The carpet is light brown, the walls are pale green and the

skirtings are cream

- Bedroom 2 has a single bed (3ft) with height 50cm floor to top of mattress. Height can be raised if advised before arrival.
- The distance between the side of the bed and the wall is 1.1 metres
- There is a dressing table (height 76cm with height under 57cm) and stool (height 43cm) which could be moved to create a space clear of doors and furniture of 1.1m by 2.5m
- The carpet is light green, the walls are terracotta and the skirtings are cream

### **Bathroom & WC**

- Bath with flexible shower over
- Bath height is 55cm
- Free space in bathroom (free of doors and furniture) is 70cm by 1.2 metres
- Toilet seat height 40cm
- Space to left of toilet is 30cm, no available space to the right
- Flooring is laminate
- Good colour contrast between floor, walls and furniture
- Washbasin has a pedestal

### **Kitchen**

- Worktop height 91cm.
- Oven door is drop down, height of lowest shelf 90cm
- Microwave is above the oven and has a shelf height of 139cm. The higher control knob is at a height of 153cm. However the microwave could be moved to a work surface by arrangement.
- Sink is 93cm high with cupboards underneath
- Hob is 95cm high and gas
- Flooring is ceramic tiles
- At least 90cm free space between all furniture and worktop with sink, hob and appliances
- Evenly lit kitchen with lights above work surfaces where required
- Good contrast between floor, walls and cupboards/work surfaces
- Fridge with freezer, highest shelf in fridge 1.3m
- Rectangular dining table (moveable side to side), legs on each

corner, 66cm floor to lowest point of table (underspace), 120cm long, 80cm wide and 75cm high

- Dining chairs are 46cm high

### **Additional Information**

- We are happy to accommodate service dogs
- Smoking is not permitted in the flat or on the balcony

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Chinley  
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07855 445996

Email: [info@peakselfcatering.co.uk](mailto:info@peakselfcatering.co.uk)

Website: [www.peakselfcatering.co.uk](http://www.peakselfcatering.co.uk)

Grid reference: SK 039824

### **Future Plans**

- Fitting of hand rails over bath and by shower hose.

### **Contact Telephone and Email Address**

**We welcome your feedback to help us continually improve if you have any comments please phone 01663 750006 or email [info@peakselfcatering.co.uk](mailto:info@peakselfcatering.co.uk)**