

ACCESS STATEMENT

The Old Post Office

Black Torrington Beaworthy Devon EX21 5PT

The Old Post Office is the result of a conversion of a small property into a small self catering unit, I have tried to provide as much information as possible in this statement, if you have any queries please contact me. I look forward to welcoming you.

My Name is: **Tina Dunn**

Telephone 01837851612

Web site **devonvillageholidays.com**

Bookings through Toad Hall Cottages Elliott House Church Street Kingsbridge South Devon TQ7 1BY

Telephone 01548853089

Parking: Street parking the pavement step is some 150mm high.

The access path: leading to the entrance from the public highway has a step up of 150mm

Property name sign is on the entrance wall

The Entrance to the building: has a step entrance of 150mm

Key hole is 1000mm high. Height of door 2100mm width is 800mm

Ground floor plan comprises of an open plan layout, which includes Kitchen/Dining and sitting area. This area is 16 sq metres

Decoration is white painted walls and skirting, together with wall lighting ceiling lighting and spotlights

Wood flooring with a mat

Height of electric light switches 1200mm, electric floor plugs 450mm

Heating Night storage and Electric Fire

Breakfast Bar 750mm high stools 450mm high

Kitchen Worktop 900mm high

Sink 900mm high

Hob 900mm high, oven door drops down to 300mm above floor level.

Laundry: washer/dryer in Kitchen area stand size front loading

Fridge standard size with small freeze box

Seating : Two moveable chairs Ikea design

Television with Freeview DVD and CD

Even lighting throughout

Staircase: Access to first floor via staircase which includes tapering treads all constructed in accordance with Building Regulations guidance. Height 200mm width average 225mm. The staircase is varnished wood.

First floor: Includes The Bedroom and The bathroom.

Bedroom is 14sq metres fitted light beige short pile carpet, light printed curtains and white painted walls and skirting

Heating; Electric panel heater

Double bed 1350mm x 2000mm, bed height 480mm, the bed is movable.

The room includes a smoke alarm

Non feather duvet and pillows

Bathroom: The bathroom area is 3 sq metres

Tiled white flooring

White decor

Door width 650mm

Bath 450mm high to rim

Shower 1.5 metres high to control

Toilet 450mm

Basin 700mm high

Airing cupboard with shelves 1200mm Door width 650mm

Fitted wardrobe Doors 650mm x 2

Garden: There is no outside garden space

Additional information: There is an Information Folder at the property

Mobile phone reception variable

Contact Information:

Tina Dunn

My home address: 1 Rose Cottages North Road Exbourne,

Okehampton Devon EX20 3 SH

Telephone Number: 01837851612

Website devonvillageholidays.com

Email tinadunn@freenet.co.uk

All local contacts telephone numbers Doctors etc., are in the Information folder or pinned to the back of the Kitchen broom cupboard.

I would welcome any feedback to help to continuously improve to standard of the accommodation