

Access Statement – 25 Waves

Introduction

25 Waves is a third floor apartment overlooking Watergate Bay and benefitting from lift access, designated parking and a balcony. The property is just yards from the beach and the Jamie Oliver inspired Fifteen restaurant.

Pre-Arrival

For booking please contact:

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Arrival/ Parking

- The allocated parking space is clearly marked on a tarmac surface.
- Entry to the car park is through an electronic gate and a clicker is provided.

Entrance

- The apartment is located on the third floor and can be accessed by a lift or stairs.
- The width of the lift door is 80cm.
- The two bedrooms, bathroom, and open plan living/ kitchen area are accessed from the main hallway.
- The heating thermostat controls are located in the hallway, lounge and bedrooms. These are at a height of 1.1 metres.
- The fuse box is at ceiling height and located in the hallway.

Hallway

- All rooms lead off from the main hallway.

- The hallway is rectangular shaped and has an exterior door width of 78cm.
- The floor surface is wood laminate.
- The width at the narrowest point is 1.1 metres.

Kitchen

- The kitchen is rectangular with a door width of 78cm.
- The floor surface is laminate.
- There is a slight ridge across the threshold.
- The fridge/ freezer is located below the work counter.
- The height of the microwave is 1.5 metres.
- The height of the lowest point of the wall units is 1.45 metres.
- The width of the narrowest point is 1.04 metres from the worktop to the door frame.
- There is under floor heating.

Dining room

- The dining room is square with laminate flooring.
- The dining table measures 80cm by 80cm and extends to 161cm by 80cm. There is an under space of 62.5cm.
- The 6 chairs have a height of 46cm.
- The width at the narrowest point is 70cm from the cabinet to the sofa.

Bedroom one

- The door width is 79cm and the bedroom has a laminate floor surface.
- There is a slight ridge across the threshold.
- The bedroom cabinet protrudes to 49cm.
- The width at the narrowest point is 34cm between the beds.
- There is under floor heating.
- The en-suite is square shaped and has a door width of 77cm.
- The floor surface is tiled with a slight ridge across the threshold.
- The step into the shower is 27cm.
- The overall size of the room measures 1.33 metres by 1.68 metres.

Bedroom two

- The door width is 78cm and the bedroom has a laminate floor surface.

- There is a slight ridge across the threshold.
- The chest of drawers protrudes to 49cm.
- The width at the narrowest point is 24cm from the bed to the wall.
- There is under floor heating.

Bathroom

- The main bathroom is square shaped and has a door width of 79cm.
- The floor surface is tiled and there is a slight ridge across the threshold.
- The height of the bath is 60cm and the overall size measures 1.8 metres by 1.3 metres.
- There is under floor heating.

Outdoor space/ s

- The balcony is rectangular shaped and has a door width of 64cm.
- The overall space measures 1.46 metres by 2.78 metres.
- The floor surface is wooden ridged decking, with a door step of 9cm outside.
- The railings are 1.16 metres high.
- The four chairs have a height of 47cm.