



## **Access Statement Flat 10 Marine Court**

### **Introduction**

- Our self-catering property is in a block of 10 newly constructed apartments and has been designed and built to the latest Building Regulations, including access for the disabled, transmission of sound and fire safety to name a few.
- The accommodation is all on the top floor (2<sup>nd</sup> floor), with access via a lift or stairs.
- We have aimed to provide as much information as possible in the folder left in the Flat, which includes operating instructions for all the equipment. If you have any further queries please contact Blue Chip Vacations on the below numbers.
- We hope you enjoy your stay

### **Pre-Arrival**

For bookings please contact:

Blue Chip Vacations

Tel: 01803 855282

Fax: 01803 881029

[www.bluechipvacations.com](http://www.bluechipvacations.com)

[info@bluechipvacations.com](mailto:info@bluechipvacations.com)

### **Arrival/Parking**

- Marine court has private, well lit, parking to the front and rear of the building. A map of the location can be found on the Blue Chip Vacations website. The parking for Flat 10 is at the rear of the building, it can be seen from the Flat. It has one space.
- A car can be brought to the front door ramp for unloading luggage and wheel chair access.



## **Entrance**

- To access the apartment you go in through the front door and take the lift to the 2<sup>nd</sup> Floor, look left and it is immediately in front of you.
- Flat 10 is clearly numbered.
- All corridors are bright coloured and have carpets. All corridors are at least 1m 40 wide
- The door to the apartment is wooden and opens to 90cm; it has 2 locks and a security spy hole.
- Entrance hall is large, access to the 2 bedrooms, family bathroom and lounge/dining room is from here. The flooring is carpeted and on a "floating floor" to comply with sound/noise regulations.

## **Living Area**

- The living area is large and the main part of the room is 7m 60cm by 5m 4cm.
- It comprises 2 double leather sofas, (stocked) bookcase, coffee table and sideboard
- There is a Sony Entertainment system that plays DVDs, CDs, has a Digital Radio tuner and has a surround sound system and a 26" Sony digital TV.
- There are some books, CDs, DVDs and games for your entertainment
- There is a cupboard off the living area that has a baby's high chair, a travel cot, iron and ironing board, mop and sweeping brush.
- The kitchen is within the Living area

## **Kitchen**

- There is a range of units and appliances including a double oven, a gas hob, extractor fan with lights, Fridge/ freezer, dishwasher, washer/dryer, microwave, toaster etc
- There are plenty of units which are wood veneer, surface is blue/black marble effect
- There is an oak dining table and oak chairs.

## **Bedroom 1 (Jack & Jill En-suite)**

- A large bright room with comfortably designed interior with a king sized bed, bedside cabinets, easy chair, long chest of drawers and Sony Digital TV with DVD player
- There is a fitted wardrobe
- There is a full height mirror unit.
- It has its own access to the family bathroom



## **Bedroom 2**

- This room has a “zip & link” bed and can be arranged as a King-size bed or a Twin bedded room, a requirement for King-size must be specified in advance
- There is a fitted wardrobe, a large chest of drawers with mirror above, a blanket box, chair and a full-length mirror.

## **Bathroom**

- There is a family bathroom with bath and over bath shower and glass shower screen
- The suites are white with chrome fittings

## **Additional Information**

- The beach, Preston sands is less than 2 minutes walk away and the “The Boathouse” restaurant / bar which overlooks the bay.
- The nearest Train station is Paignton, within walking distance, the nearest bus stop is about 500 yards away
- The mobile phone reception is good