

**9 Greta Grove House, Elliott Park, Keswick**  
**Access Guide**

If you have any queries regarding the following guide please email [admin@keswickholidayhomes.co.uk](mailto:admin@keswickholidayhomes.co.uk) or phone 07975597672. We will be pleased to help in any way that we can.

**General Statement**

9 Greta Grove House is a modern second floor apartment in a quiet residential low rise block built in the early 1990s. The entrance is via the ground floor and all accommodation is all on the second floor.



- All skirting boards are white contrasting with the light coloured (white or cream) walls and light carpet or linoleum floors.
- All bedrooms have lights beside the beds as well as main lights, most sockets are around 43cm high.
- The property is totally non-smoking.
- All rooms have thermostatically controlled radiators which can also be regulated by individual radiator valves.
- All electrical equipment is PAT tested regularly for safety.
- Mobile coverage is generally good for any service although in exceptionally bad weather, signal may be interrupted.
- The bus terminus is just 200 metres away. The nearest railway station is Penrith some 18 miles away. There is a regular bus service to Keswick.
- Shops in the town centre are approximately 2 minutes' walk away – the theatre and lake are a further 10 minutes walk. Car hire and taxis are available in the town.
- There are RADAR toilets in the town in Central Car Park (6 minutes walk), on the old railway station, and at Lakeside by the Theatre by the Lake.
- Our property information and all correspondence can be supplied in large print on request.
- No furnishings or bedding contain feathers for guest's comfort.
- The property has smoke alarms and a fire alarm system which is checked regularly.

## **Car Park**

Space No 9 is 250cm wide and 5m long. The car park is tarmac and is level. There is a very small 5cm sloping step onto a paved pathway 120cm wide which leads to the entrance to Greta Grove House.

## **Greta Grove House Entrance**

9 Greta Grove House is accessed through the main entrance of the building.

Threshold step over front door is 4 cm high and the main building front door 78cm wide. There is a second internal fire door which is 76cm wide.

The intercom/buzzer for the apartment is 150cm high.

## **Building Hallway**

The main building hallway is light, with glass panels and natural light. There are also lights which are triggered by movement and come on automatically. There is also an emergency lighting system when required. The floors are carpeted with short pile durable carpet.

The apartment is situated on the second floor - there are four flights of 8 stairs. The stairs are 17cm high and 90cm wide. There is no lift access.

## **Entrance to Apartment 9**

Apartment 9 is to the right-hand side of the hallway on the second floor. The front door is 80cm wide and keyhole height 94cm.

## **Hallway**

The apartment hallway as you enter the apartment is 100cm wide. All rooms lead off the hallway, except for the kitchen which is entered via the lounge/diner. There is an intercom phone for visitor call at height 130cm and coat hooks are 170cm high.

The apartment hall is a 'T' Shape, with free space towards the lounge is 290cm x 102cm and towards the bathroom and bedrooms is 90cm x 380cm.

## **Lounge/Diner**

Door width 80cm, door handles at 100cm. There is a free space in the centre of the room of 2800cm x 260cm.

Light switch 134cm high

1 x upholstered three-seater sofa - seat height, 44cm, arm height 68cm

2 x upholstered arm chairs – seat height 45cm, arm height 68cm

Furniture can be moved to offer greater access when necessary.

Wood and tile coffee table – height 35cm

Nest of tables, 52cm high

Remote control for TV & DVD

Rectangular wooden dining table (extendable), height 75cm



4 dining chairs, seat height 45cm

## **Kitchen – entered via lounge diner**

Door width 70cm

Floor covering is linoleum

Light switch 137cm high

Work surfaces 92cm high, depth 60cm with sockets 26cm higher than work surface.

Sink taps, 50cm from edge of work surface and 10cm higher

Free space in kitchen 300cm x 120cm

There is a fire blanket and powder fire extinguisher in the kitchen.



## **Bathroom**

Door width 71cm

Free space 195cm x 133cm.

Pull light switch 128cm high

Floor covering - linoleum tiles

Toilet height 39cm

Toilet roll holder 71cm high

Sink 86cm high

Bath height 58cm from floor, depth 40cm. The bath is 53cm wide and 154cm long. Bath taps are in the middle of the bath, height 57cm.

Small fixed glass shower screen and shower curtain attached.

Shower over bath. Shower controls 98cm high

There are two handrails in the bath/ shower



## **Twin Room**

Door 81cm wide

Light switch height 135cm

1 x bedside lamp between the beds.

2 x 90cm wooden framed single beds, height 60cm

Free space between beds 70cm x 142cm

Free space at bed end 340cm x 65cm



# KESWICK

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## HOLIDAY HOMES

### **Double Bedroom**

Door 81cm wide

Light switch, 134cm height

King size wooden framed bed, height 60cm

Free space to sides of bed 203cm x 50cm to the right and  
203cm x 100cm to the left

Free space at bed end 225cm x 306cm

There are 2 bedside lights, one on each side of the bed.



### **Ensuite Bathroom**

Door width 68cm

Free space 131cm x 104cm

Pull light switch 88cm high

Floor covering - linoleum tiles

Toilet height 42cm

Sink 86cm high with shaver socket and light over at height 190cm.

Pull cord for shower at height 84cm

Single shower cubicle with step 23cm high into shower, shower door is  
width 44cm. Shower controls at 141cm high.

