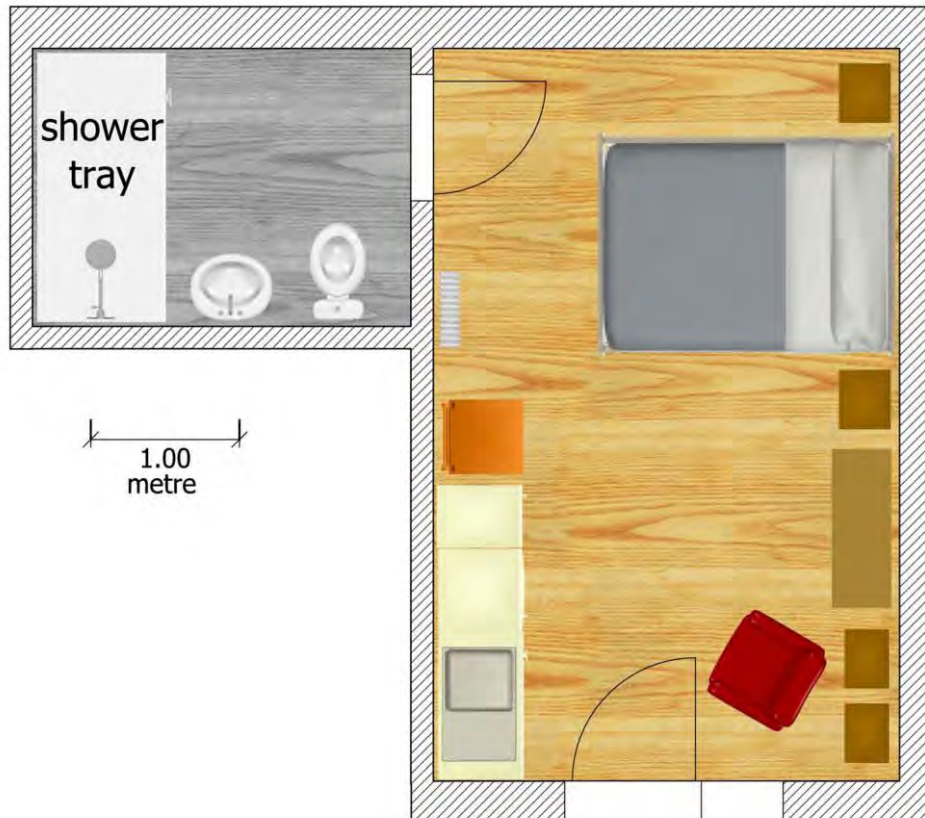


Detailed Access Guide  
Plan view and access measurements for Partridge



Entrance door:

- Door lever handle at 1000mm high with internal keyless thumb-turned lock at 950mm
- Door with a clear opening width of 850mm
- Rubber doorstep 15mm high leading into room with wooden floor
- Room light switch on left hand side of entry door at 1250mm high
- Access to the electric fuse box at 1320mm high
- Shower room underfloor heating control unit at 1250mm high
- Shower room underfloor heating isolator at 1250mm high
- Shower room light switch at 1250mm high
- Shower room extractor fan isolator on the left-hand side of the shower room door at 2000mm high with shower roof light open/close control fixed to wall at 1770mm high
- Wall mounted TV with wall sockets and aerial 1840mm high
- **42" TV with freeview operated by handset controller**
- Chair seats are 480mm high
- Mains trip switches on right hand side of entrance door at 1330mm high
- Small trolley 400mm x 280mm with 3 trays at 140mm, 450mm and 740mm

Main room:

- Worktop 950mm high and 600mm deep
- 3 pin sockets above worktops at 1100mm high with 600mm depth of reach
- Basin lever operated mixer tap at 1200mm high with 550mm depth of reach

- Microwave on worktop at 950mm high
- Cupboards under worktop, door handles at 770mm
- Shelves above worktop at 1450mm
- Fridge door handle at 770mm
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#### King size bed:

- King size bed with 60mm gap from the floor to the bed base
- 630mm from the floor to the top of the mattress
- Bedside table each side of the bed, 600mm high with top surface of 400mm by 350mm with 3 drawer handles at 150, 310 and 470mm high
- Bedside light switches and sockets above each bedside table at 730mm high
- Roof light open/close at 750mm, roof light blind open/close at 830mm next to bedside light switches
- Electric radiator isolator at 500mm high with temperature control at 730mm
- Dressing table 790mm high with top surface 1070mm by 400mm
- Dressing table with underneath clearance of 710mm
- Dressing table drawer handles at 180, 400 and 620mm high
- Dressing table stool 480mm high with top surface of 360mm by 420mm
- Dressing table mirror 880mm to bottom of mirror and 1440mm to top of mirror, 650mm wide
- Clothes hanging rail 1670mm high with small shelf above at 1780mm high

#### Shower room:

- Access from the bedroom to a tiled bathroom floor
- Door handle 1000mm high with a door lock 960mm high
- Door clear opening width of 790mm
- Toilet pan 460mm high and with seat down 475mm high
- Toilet flushing buttons 890mm high
- Towel stand with rungs at 800, 1060 and 1260mm high
- Toilet roll 650mm high with short grab rail at 760mm high and 300mm long
- Shaver socket 1160mm high on the right-hand side of the mirror frame
- Mirror 1000mm to the bottom edge, 1700mm to the top and 500mm wide
- Washbasin 800mm high
- Washbasin lever tap height 930mm with 400mm depth of reach
- Shower tray with 35mm step and 900mm x 1800mm with entry distance 710mm wide
- Shower grab rail on entry at 770mm high and 45mm long
- Shower on/off control at 1275mm and the temperature control at 1355mm high
- Shower fixed head at 1960mm high
- Shower alcoves at 1220mm
- Heated towel rail with rungs at 1060, 1340 and 1580mm with isolator at 490mm
- Extractor fan has auto shut off when the light is switched off

If further information is required please email us at [carol@elmsfarmcottages.co.uk](mailto:carol@elmsfarmcottages.co.uk) or fill out our enquiry form on our website at [www.elmsfarmcottages.co.uk/contact-us.html](http://www.elmsfarmcottages.co.uk/contact-us.html)