



slade house farm

access statement

SLADE TOPS | VISIT BRITAIN 5 STAR

INTRODUCTION

Slade Tops is a converted stone byre to provide purpose built accommodation for 2 persons

PRE ARRIVAL

Please refer to our web site (www.sladehousefarm.co.uk) and we are also listed on www.premiercottages.co.uk

Layout plan indicates the arrangement of the holiday cottage.

Bookings can be made by email or telephone and confirmed in writing indicating deposit charges and the date of the balance payment.

The nearest bus stop is in Waterhouses 2 miles away.

A choice of railway stations include Derby - Stoke on Trent and Macclesfield all within 60 minutes.

ARRIVAL AND CAR PARKING FACILITIES

Access to Slade House Farm is made down a open farm track across fields and 3 cattle grids and classified as a Public Highway D414. The track is fully maintained by the Staffordshire County Council and in the event of snow the highway is cleared by a snow plough.

A concrete hardstanding in the farmyard provides parking for 5 vehicles with additional space for a further 3 cars behind in another row but the preferred and more convenient car parking space is to reverse to the bottom door for very easy unloading into the Kitchen Dining area.

ENTRANCE TO KITCHEN ON ARRIVAL FOR UNLOADING

There are two steps into the cottage with the door opening outwards 800 wide by 1900 high . This door can only be locked from inside.

ENTRANCE HALL

There are two steps into the cottage after low gradient long steps with 6 risers from the hardstanding with the front door opening outwards 800 wide by 1700 high.

The floor finish is quarry tiles and there is a hat and coat hook rail at high level.

The small entrance hall leads into the Lounge with door opening 750 wide by 1980 high the Bedroom with door opening 800 wide by 1980 high and the Bathroom with door opening 750 wide by 1980 high.

Also off this area is a drying cupboard with the hot water cylinder lagged.

LOUNGE

The floor finish is quarry tiles with a designer rug.

The room is furnished with a 2 seat couch - a relaxing chair with foot stool - oak chest as a coffee table - large oak chest and a Pembroke table as a desk or dining table.

The woodburner sits on a stone hearth in a central location with a red brick flue.

A small TV with DVD sits on a small chest.

2 Storage heaters - one with a convector are installed with lighting by wall lights and recessed down lighters in the high timber boarded ceiling.

900 wide steps with 6 risers but no handrail leads down to the Kitchen dining area through a 900 wide opening in a deep stone wall.

KITCHEN DINING AREA

This area has a quarry tile floor finish with a central circular table of 900 diameter and 780 high with seating for 2 - 4 persons on cottage spindle back chairs.

A continuous L shaped length of kitchen units at 900 high includes a white sink and drainer - a four ring electric hob with integrated appliances below of dishwasher - single electric oven and fridge freezer - the surface of the top is tiled - a microwave oven sits above the worktop with a washing machine in a cupboard below.

Wall units with some glass framed doors are above the work top with under work top cupboards and drawers for cutlery and pans etc.

A separate tall unit provides storage including a Little Henry cleaner.

A convector storage heater is installed with adequate power points at work top level. Electric lighting is by recessed downlighters with a spot light to the sink area.

BATHROOM

Access to the bathroom is via a small entrance lobby with a door opening 750 wide by 1980 high.

The floor finish is quarry tiled with a 600 pedestal wash hand basin wc and bidet together with a 1700 bath with hand held shower attachment - all fittings are white.

The 800 square shower enclosed cubicle with a 125 step into the shower tray has controls of the thermostatic type.

A swivel mirror sits over the basin.

Lighting is by 3 wall lights and 2 central pendants all with low energy lamps.

BEDROOM

The large room has a quarry tiled floor with several designer rugs.

King size 4 poster bed 2100 c 1600 - non feather duvet with poly cotton sheets with a mattress on a slatted base.

Side pot cupboards plus chest of drawers and built in wardrobe with a and small dressing tiled top and a full length mirror to the wardrobe

Storage heater with lighting by 3 ceiling lights and overhead bed lights.

GARDEN

Slade Tops has a lawn area adjacent to the cottage enclosed by a dry stone wall and box hedge.

Teak garden furniture consists of 2 armchairs and a table.

Further folding garden chairs are available from the Games Room.

A parasol is available for erecting on the lawn

ADDITIONAL INFORMATION

A location guide is forwarded with the confirmation booking letter

Sat - nav guides only direct you to a cattle grid on Farwall Lane or Throwley cottage - The access to Slade House Farm lies between the two

The Office provides phone - internet and fax facilities and is normally open.

All cottages are totally non smoking.

Re cycling for all general refuse including plastic bottles cans and glass bottles is available in the Stable building beneath the Office.

A basic Games room is situated in a large barn and includes a table tennis table.

CONTACT INFORMATION

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