**Access Statement For ‘The Sleep-Inn Hare’ Bed & Breakfast**

**Introduction**

The Sleep-Inn Hare Bed & Breakfast is a 2 storey detached property located on a quiet residential street, approximately 0.5 miles from the town centre. Due to the construction and layout of the building there are neither ground floor bedrooms nor wheelchair access to any guest rooms. We aim to cater for the needs of the visitors able to stay with us and the following statement is a summary of our provision.

**Pre-Arrival**

* There are 4 bus stops within an 8 minute walk from our front gates and there is a frequent bus service to and from many towns and attractions within Kent.
* The main train station is a 3 minute drive or a 16 minute walk.
* There are many local taxi services, some of which have accessible taxis and if required, we can make a booking for you.
* If you have a dietary requirement please advise us prior to your arrival.
* We have a website which provides additional information and images of the property.
* You can contact us via phone, text, email (details below)

**Arrival and Car Parking Facilities**

* We are on a residential street in Herne Bay, a detailed location map is provided on our website via google maps.
* On arrival to the property there are double entrance gates, these are open 24 hours when the B&B is operating. The drive is flat and laid with block paving. Please note, there is public parking allowed on the road on both sides of our drive and therefore the entrance can be tight.
* Road signs are clearly displayed for your safety.
* Marked parking bays for up to 4 vehicles.
* Once parked, you must walked back up the drive to the street and enter the property through the front door.
* We can assist guests with luggage from their vehicle to their rooms.

**Outdoor facilities**

* An outdoor seating area is located at the front of the property, fenced in on all sides for your privacy. Access is through the side door in the dining room. Seats and tables are provided.
* This is a smoking area.

**Main Entrance & Reception**

* The front door is 78cm wide.
* The front door is always locked but the door bell can be reached from any height.
* On entry into our home there is a hallway 3.75m by 1.15m.
* There is woodblock flooring throughout the ground floor, except directly in front of the main door which is tiled.
* There are 2 steps on the ground floor corridor 17cm high, 25cm deep, 1.17cm wide, that lead to the stairs, dining room and bar.
* There is no reception room.
* There is a mixture of natural and electric lighting in the hallway.

**Public Areas – General (Internal)**

* Our corridors to the ground floor dining room and toilet are 1.02m wide on the first floor and 1.15m wide on the ground floor.
* Corridors have a good colour contrast and are well lit.
* The flooring on all corridors on the ground floor are wood block, except directly in front of the main door, which is tiled.
* The stairs and first floor landing are wood block, the first floor corridor is laminated wood.
* The dining room and bar are on the ground floor.
* There are 14 stairs with a bend to the first floor bedrooms, with an additional two steps on the first floor landing.
* The stairs are 79cm wide.

**Public Areas – WC**

* All bedrooms have their own toilet facilities
* There is a public toilet on the ground floor next to the front door.

**Dining Room**

* Breakfast is served in the dining room on the ground floor between the hours of 8am to 9am (mon-fri) and 8am to 0930am (sat-sun). If you reqire an earlier or later breakfast we will try to be flexible.
* Tables and chairs may be able to be moved on request.
* Menus can be provided in large print by prior arrangement.
* We do not play background music in any area of the B&B.
* The room is well lit and benefits from a large amount of natural light.

**Bar**

* The bar is located on the ground floor next to the dining room and is open between the hours of 7pm to 11pm. (opening times can be flexible)
* A small number of bar stools are provided and the dining room can also be used as a seating area, as well as the front garden.
* The bar is fully licensed and we provide a varied selection of alcoholic beverages, soft drinks, milkshakes and pub snacks.

**Conference & Meeting Rooms, Banqueting, Clubs & Entertainment**

* Available for private functions.

**Bedrooms**

* There are 4 bedrooms, all located on the first floor.
* There are 14 stairs to the first floor, the stairs are 17cm high, 25cm deep, 79cm wide with a bend.
* There are a further 2 steps in the corridor 17cm high, 25cm deep, 1.17cm wide.
* The stairs are well illuminated, in the case of a power failure there is emergency lighting.

**Bedroom 1**

* Door widths (main and bathroom) are 71cm wide.
* double sized bed and an adjoining room.
* At least 85cm routes within the bedroom e.g. to the side of bed, between bed and dressing table, therefore allowing for left or right transfer to bed in any combination.
* The adjoining room has a seating area and and a beverage tray.
* Television with remote and freeview.
* There is an en suite shower and toilet.
* Good contrast in decor

**Bedroom 2**

* Door width (main, adjoining and bathroom) are 71cm wide.
* king size bed and an adjoining room.
* There is approximately 68cm between the wall and each side of bed.
* There is approximately 2.81cm free space at the end of the bed to the wall.
* The adjoining room has a seating area, tv and a beverage tray.
* There is an en-suite shower and toilet.
* There is a TV with a remote control and freeview.
* Good contrast in decor

**Bedroom 3**

* Door width (main, adjoining and bathroom) are 71cm wide.
* super king size bed and an adjoining room.
* At least 2.m free space at the end of the bed to the wall.
* There is an en suite bath room.
* There is a TV with remote control and freeview.
* There is a small seating area with a table.
* Good contrast in décor.

**Bedroom 4**

* Door width (main and bathroom) are 71cm wide.
* Two single beds with one chair.
* There is approximately 50cm between each single bed.
* Both beds are alongside a wall resulting in a free space of 178cm x 302cm
* There is an en suite shower and toilet.
* There is an attached small space, approximately 2mx1m, where the beverage tray is located.
* There is a TV with remote control and freeview.
* Good contrast in décor.

# Catering

All rooms have tea and coffee making facilities. Other drinks are available in the guest lounge and a limited range of confectionary is available in the dining room on the ground floor.

**Additional Information**

* Mobile phone reception is generally good.
* The Guest House has a fully maintained fire alarm system, with emergency lighting and fire extinguishers on all floors. In the case of an evacuation the alarm will sound, please follow the evacuation procedure (details on the walls of every guest room) and theFire Action Plan provided in the guest information folder in each guest room.
* We are a none smoking building however smoking is allowed in the small garden which has level entry and bins provided.
* All guest rooms have black-out blinds and curtains.
* We hold a Gas Safety Certificate for all Gas appliances, which is updated annually.

**Contact Information**

* Address: The Sleep-Inn Hare, 31 Douglas Road, Herne Bay CT6 6AF
* Telephone: 07894518743
* Email: TBC
* Website: [www.thesleepinnhare.co.uk](http://www.thesleepinnhare.co.uk)
* Hours of Operation: Hours flexible to business, the B&B is our home so occupied 24 hours. Mainline telephone answered 8am-11pm.

# Future Plans

We welcome your feedback to help us continuously improve if you have any comments please phone 07894518743 or email

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