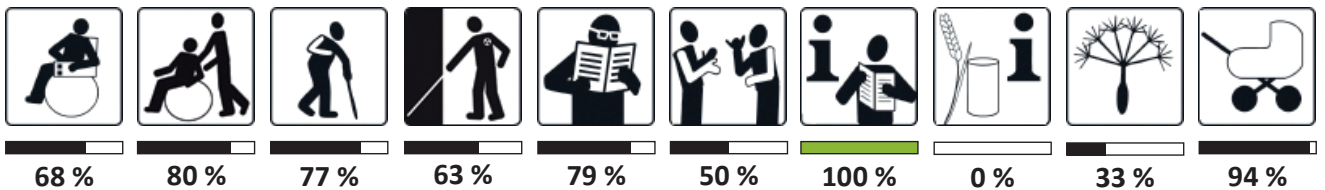


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## “CLASSIC” APARTMENT

Jakob-Redtenbacher-Gasse 14/3/27  
 8010 Graz  
 T +43 699 10275131  
 F +43 316 215991  
[anita.tesch@gmx.at](mailto:anita.tesch@gmx.at)  
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The CLASSIC apartment is situated in a new building and located very centrally on a quiet side street between the exhibition centre and the city centre. The apartment is privately run by a friendly and helpful family, who are happy to respond to special enquiries or fulfil special requests.

The 32 m<sup>2</sup> apartment which has south-facing balcony is lovingly furnished and very bright and welcoming due to its extensive glazing. It has a bathroom with a threshold-free shower and a WC. It also has an open kitchen/living room with a fully-equipped kitchenette. It also features a double bed, a pull-out sofa and SAT TV with radio.

The apartment is accessible by lift without thresholds. Accessible parking is available by arrangement in the underground garage; the public disabled parking spaces on the street can also be used.

**ACCESSIBILITY BY PUBLIC TRANSPORT**

Please use the route planner of the Styria Public Transport Network (Verbundlinie Steiermark):  
<https://verkehrsankunft.verbundlinie.at/>

**PARKING/ENTRANCE AREA**

- 6 designated public disabled parking spaces on Jakob-Redtenbacher-Gasse and side street
- 3 cm pavement lowering in front of the house
- 2 parking spaces assigned to the apartment in the underground garage (no designated disabled parking spaces)
- Of the two parking spaces, the one on the left offers more space for getting in and out, as it is next to the entrance to the apartment building
- Length at least 6.5 m, width at least 3.5 m; level surface
- Door to underground garage opens automatically
- Path illuminated, level, asphalted, free of obstacles



Underground car park

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**ENTRANCE AND INTERIOR AREA**

- Accessible entrance = main entrance
- Entrance level and covered
- Door stops 2 cm
- Dust control mat suitable for wheelchairs as it is flush with the surface
- Intercom system at a height of 127 cm (standard 85–110 cm)
- The apartment is located on the 3rd floor and accessible by the staircase and/or a lift.
- Interior area: The route is at least 120 cm wide, free of obstacles, free of carpets and sufficiently illuminated

## LIFT

- Level access
- Movement area at entry and exit at least 150 x 150 cm
- Lift door at least 90 cm wide
- Doors open and close automatically, light barriers at max. 100 cm
- Lift car: Width at least 110 cm, depth at least 140 cm
- Height of controls (inside and outside) 98–116 cm
- Pushbuttons are raised and/or in Braille
- Display large and high contrast
- Audible signal and audible announcement
- Handrail and/or handle available
- A downwards step opposite the lift shaft door is avoided

## STAIRCASE

- Height of steps 19 cm (standard 16 cm), depth 27 cm (standard 30 cm)
- The stairs are open and extending or recessed steps are avoided
- The entry and exit steps are not designed in contrasting colors
- Handrail upstairs on the left side, safe to hold and with rounded cross section
- Height of handrail between 85 and 105 cm
- Handrail does not continue for 30 cm at the end of the stairs

## APARTMENT

### Entrance

- Hinged door, at least 90 cm wide
- Access area on both sides of the door **less than 120 x 120 cm**
- Max. force required to open the door 25 Newtons (= 2.5 kg)
- Door handle height 110 cm, lever handle
- No door stops, entrance without threshold
- Lateral distance on the door handle side to the nearest right-angled wall at least 30 cm, but only outside, not inside
- Self-closing devices are avoided



Entrance

### Paths

- Level and threshold-free (except for 11cm threshold to balcony)
- Carpet runners in the apartment which are relatively high and **not therefore very suitable for wheelchairs**, can be removed on request
- The pathway is not 100 cm wide everywhere, but furniture can be moved
- Movement area before window 120 x 120 cm, height 114 cm



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Sleeping area

### Sleeping area

- Space on both sides of the bed 62 cm; bed can be moved so there is more space on one side
- No under-bed wheelchair access, height of bed 55 cm
- Light can be operated from the bed

### General

- Height of light switch 105–120 cm (ideally 85–110 cm)
- Coat hook higher than 120 cm
- Teletext available



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Living area & access to balcony

### Balcony

- No level access to balcony, **threshold of 11 cm!**
- Free movement area on the balcony of at least 150 cm
- No handrail
- **Height of railings 88 cm**, making unrestricted views difficult

**BATHROOM WITH SHOWER AND WC**

**Door**

- Sliding door
- Locking system available when open
- **Door width 82 cm**
- **Access area of 120 x 120 cm in front of the door not guaranteed** (outside 107 cm, inside 115 cm)
- Recessed handle, door handle height in range 85–110 cm
- No door stops, without threshold
- Lateral distance on the door handle side to the nearest right-angled wall does not reach 30 cm due to interior furniture
- Self-closing devices are avoided

**WC**

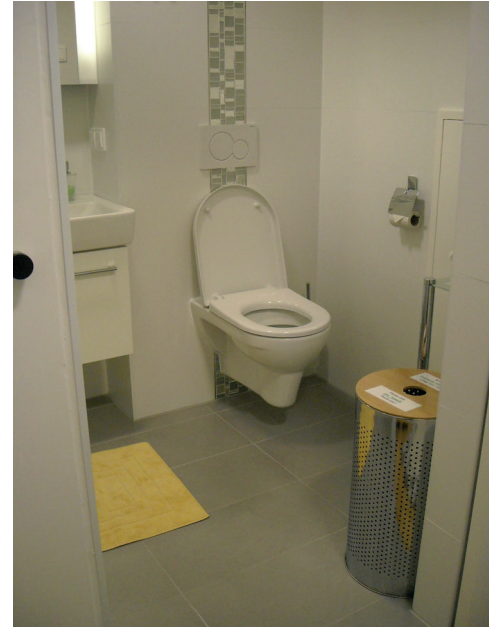
- **Turning circle in front of WC 113 cm** (Austrian Standard 150 x 150 cm)
- WC accessible from the right, 87 cm space on this side
- **No fixed handrails**, mobile handrails can be provided on request, however
- WC at standard height between 46–48 cm, flusher at standard height between 80–110 cm; WC paper accessible while seated

**Shower**

- Wheelchair-friendly shower, no thresholds
- Movement area of 87 x 162 cm
- **No fixed handrails**, mobile handrails can be provided on request, however
- Shower seat available upon request
- Height-adjustable hose shower (up to 137 cm)
- Standard height tap fittings & soap holder (85–110 cm)

**Washbasin**

- Turning circle of 120 x 120 cm in front of the washbasin provided
- Height of upper edge 87 cm
- Free height under the washbasin at least 35 cm
- Water does not flow automatically
- **Height of mirror: 130 cm** (lower edge) (Austrian Standard max. 95 cm)
- No emergency bell available
- Coat hook higher than 120 cm



Entrance to bathroom



Bathroom



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**ADDITIONAL INFO**

- 1 apartment, 3 beds
- Baby bed available (on request)
- The apartment is non-smoking
- Free wifi (also as an alternative means of communication for the deaf and hard of hearing)
- Nearest hospital within 4 km
- No special mattress for allergy sufferers, but special bedding (blankets and pillows) available
- Medication can be stored in the refrigerator (kitchen in the apartment)



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Dining table

Validity: October 2013, errors and omissions excepted

Source: [http://www.cedos.at/de/Analysen-und-Ergebnisse/?xt=CEDOSCheckResults&xtMethod=showDataset&cat\\_id=991&tobj\\_id=2859](http://www.cedos.at/de/Analysen-und-Ergebnisse/?xt=CEDOSCheckResults&xtMethod=showDataset&cat_id=991&tobj_id=2859)