



62-66

FARRINGTON
apartments

Your address is:

62-66 Farringdon Road
Kamen House
London, EC1R 3GB

Contact Details



Monday – Friday, 9 AM – 6 PM

Maintenance:

operations@condokeeper.co.uk

Housekeeping:

operations@condokeeper.co.uk

Reservations:

info@condokeeper.co.uk

-Fi WhatsApp assistance:

<https://wa.me/message/OQPINKGXU5NVN1>

condokeeper WhatsApp:

<http://shorturl.at/qrsN3>

Maintenance & housekeeping WhatsApp

<https://wa.me/message/HNRUU4GOV5YZF1>

Monday – Friday, 6 PM – 9 AM + during weekend closed – EMERGENCIES ONLY

lockouts, threat to building or life situations ONLY

condokeeper emergency number: +44 20 3576 5141



Emergencies

Fire, Police or Ambulances: Dial **999/112** and ask for the service you require.

Hospitals with Accident and Emergency (ER)

- University College Hospital, 235 Euston Road, NW1 2BU., Tel: 0845 155 5000 / 020 3456 7890
- St. Thomas's Hospital, Lambeth Palace Road, London, SE1 7EH., Tel: 020 7188 7188
- Guy's Hospital, 8 St. Thomas Street, London, SE1 9RT., Tel: 020 7188 7188

Emergency Dentist

The Royal London Hospital, Whitechapel Road, E1 1BB, Tel: 020 7377 7000

Doctors

For emergency medical assistance, call **111**

Otherwise, while we cannot recommend a doctor, many of our guests have used one of the following:

- Dr. Stephen Court, 20 Harley St, Suite 16, London, W1G. Tel: 020 7580 5411
- Holborn Medical Centre, 64-66 Lamb's Conduit St, WC1N 3NA. Tel: 020 3077 0044
- The Museum Practice, 58 Great Russell St, London, WC1B 3BA. Tel: 0207 405 2739
- The Soho Square Surgery, 30 Soho Square, London, W1D 3QS Tel: 020 7534 6570

Please remember to keep all your invoices and claim against your health insurance.

The medical facilities listed are in no way endorsed or sponsored
by 62-66 Farringdon Apartments or condokeeper.

General Information

Heating

- The heating is controlled on individual radiators and/or a thermostat and should be set at between 20°C and 23°C to get the best all round heat.
- The electric heaters work best at approximately setting number 4.
- Do not open the windows if it is too hot – turn thermostat dial down or off.

Lights

For environmental purposes, please remember to **switch off all lights** before you leave your apartment.

Bathroom

- Please make sure that the shower curtain is always in the bath when taking a shower to prevent flooding.
- Some toilets have a double flush action. For a long flush, hold the handle down when flushing.

Washing Machines and Laundry Rooms

- There is a time delay of approximately 5 minutes at the end of each cycle before the door can be opened. Please wait. **Do not force the door open.**
- All washing machines take over 1 hour for the quickest drying programme.
- For machines with built in dryers, we advise you unload half of the washing after the wash, before drying. This avoids damaging the machine and will allow your clothes to tumble freely, which will dry the load a lot quicker!
- Always separate your washing between white and dark colors to avoid colors ruining. Alternatively, make sure to use color catcher (you should find this in most grocery stores).



- Do not overload the machine; this can damage the machine and your clothes!
- 62-66 Farrington Apartments or condokeeper does not take any responsibility for clothes damaged in the machines.

Housekeeping Service



We do not provide a maid-service due to the self-catering nature of the apartments.

However, a general weekly clean will be provided for tenants staying for 8 days or more which will include vacuuming, dusting etc. (they will not wash up dishes). All students that receive a general clean will receive clean linen each week that your flat is cleaned, please strip your bed linen and leave at the foot of the bed for cleaners to collect when they leave clean linen, please remember to make sure no items are left on your bed as we will not be able to strip linen and to leave clean linen.

Security

Please remember that we do not ensure your personal belongings, while you are staying in our properties. Therefore, make sure you protect them accordingly (always use all locks on apartments/bedrooms when you leave).

Please ensure that all windows in the apartment are shut and secured accordingly. Window restrictors are in place in all of the apartments – these are there for your own safety. **Please do not remove.**

Keys

- On check out you must leave the keys in the apartment. A charge of £ 50.00 will be applied for any unreturned keys.
- During your stay if you lock yourself out of your apartment after working hours (6 PM to 9 AM) and anytime over the weekend or Public Holidays, **a call out fee of £70.00 will be payable in cash** to the attending member of staff before you shall be escorted back to your apartment.

Check out Times

Check Out Before 10.00am (1000hrs) on day of departure (late check out fee may apply)

Smoke Detectors/ Fire Extinguishers

Smoke detectors are fitted in all apartments for your safety. Please do not remove the detectors or batteries. It does not only affect you, but everyone else in your apartment. Some smoke detectors are wired to a central fire panel – please do not tamper with the detector as charges may apply.

Fire Extinguishers must only be used in emergencies and condokeeper should be notified in the event of usage. Inappropriate use will result in the offender being asked to leave the building and charged for the refill of the extinguisher.

Disposal of Rubbish

All rubbish must be securely tied within garbage bags before being placed in the correct collection area.

The bags should be placed outside not more than 30 minutes before the actual collection time.

Please note: Disposing of your garbage responsibly will discourage the presence of vermin/rodents etc.

Closest recycling point: Ray Street Bridge(1 minute walk)



Cashpoint

- Cashzone ATM, 1 minute walk
- ATM (Post Office), 3-minute walk

Supermarkets/Grocery Stores

- Waitrose & Partners Clerkenwell, 7 mins walk, (closes 10 PM)
- Sainsbury's Local, Jameson House, 146-148 Clerkenwell Rd, London EC1R 5DG, 3 mins walk (closes 11 PM)
- Tesco Express, 17-23 Farringdon Rd, London EC1M 3HA (closes 11 PM)

Dos and Don'ts

Don't

- Affix anything to the walls.
- Turn off isolator switch for extractor fans in bathrooms or you will be charged for damage caused by condensation.
- Smoke in any of the buildings.
- Attempt to force washing machine doors open – there is always a delay mechanism of approximately 3 minutes.
- Hang Washing out the windows.
- Make any noise after 10.00pm.
- Have guests to stay overnight.
- Tamper with the fire alarm or smoke detector or remove the batteries.
- Move any furniture as this may cause damage.
- Remove window restrictors.

Do

- Ensure Shower Curtains are inside the bath when showering.
- Ensure the apartment is secure whenever you leave.
- Email Housekeeping/maintenance/Wireless on above address to report any issues/faults
- Draw curtains carefully, using cords provided when applicable.
- Respect the condition of the flats and keep it clean and tidy.
- Leave all keys in your apartment when departing unless you are storing luggage then please bring all keys back to our office.
- Empty your rubbish and the contents of the fridge when you vacate.



Trouble shooting

Oven

If oven doesn't work, please ensure that the power spur switch is switched on. This can be located either in a cupboard next to the oven or on the wall near the oven. If the oven has an electronic clock/time and it is flashing, then this will need to be set for the oven to work.

Washer/Dryers

If the flat contains a washer dryer, then please be aware that there is a time delay after the cycle has finished of about three minutes and the door will not open until this has elapsed. If the machine has stopped mid cycle or there is still water in the machine, then put the machine on a drain or spin cycle. When using the drying cycle please be aware that the washer/dryers are designed only to dry half loads.

Lights

If several lights have stopped working at the same time or power has been lost to appliances or sockets, then it is possible that a fuse has tripped. This can be restored by locating the fuse board which can usually be found in the corridor near the flat door. All fuses should be in the same position and if one has tripped it will need to be switched back into the on position.

TV

Please ensure that the television is plugged into the power sockets which are switched on. The television will need to be switched on using the on/off button on the set. If this is switched on and the light on the TV is red, then the TV is in standby mode and will need to be switched on using either the remote control or the buttons on the television.

Radiators

Some radiators are fitted with individual thermostatic valves on one end. These can be turned to increase, or decrease the heat as required.

Thermostats

Some flats are fitted with thermostats which control the heat in the rooms. If fitted these can be found on the wall generally in the living room and can be turned to the required temperature marked on the dial.

Showers

Some bathrooms are fitted with electric showers which are operated by a push button or knob and usually have an LED which illuminates when switched on. If this does not work, it is possible that the power to the shower has been turned off and needs to be switched on by either a pull cord or switch just outside the shower.

Fuse boards

Situated in the hallway of each apartment above the door (this should have a cover that flips down and then all switches should be facing the ceiling, the one that is facing the floor needs pushing back up like the other switches— if none of switches are flipped down then this will be the main fuse board in the laundry room and will need to report to main office or security who will have someone fix this for you