




47 SWIFTS QUAY

Carrickfergus BT38 8BQ

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland	63	71
EU Directive 2002/91/EC		

Offers Around £228,950

47 Swifts Quay

, Carrickfergus, BT38 8BQ



This beautifully presented ground floor apartment occupies a highly sought-after waterfront location, offering unrivalled panoramic sea views stretching across Belfast Lough towards County Down and the Belfast Hills, with a sunny westerly aspect that allows the property to enjoy the afternoon and late evening sun.

The accommodation includes two generously proportioned double bedrooms and a spacious 24'5 lounge, which is open plan to a dining area and finished with laminate wood flooring, creating an open, bright living space that takes full advantage of the impressive views. Double doors from the lounge lead directly onto an extensive, brick-paved raised patio, providing a perfect outdoor space to relax and enjoy the coastal setting.

The separate kitchen is fitted with contemporary white high gloss units and incorporates integrated appliances, including an oven, hob, extractor, fridge freezer, and dishwasher, offering a modern and functional cooking space. The shower room has been finished to a high standard, featuring a white suite with a doorless walk-in shower, complemented by stylish brick tiling and Spanish-style floor tiles, giving a contemporary and practical finish.

Additional features include double glazed windows in

PVC frames, an allocated parking space, and a location that is highly convenient to Carrickfergus town centre, local amenities, and transport links, making it an ideal choice for anyone seeking a home that combines modern living with a truly exceptional coastal position. With its outstanding presentation and enviable location, early viewing is highly recommended to fully appreciate all that this property has to offer.

Entrance hall

Storage cupboard, airing cupboard, laminate wood flooring, doors to:

Lounge diner

24'5" x 10'5" widens to 15'3" (7.44m x 3.18m widens to 4.65m)

Lounge open plan to dining area, double glazed windows to front aspect, double glazed French doors leading to brick paved patio, laminate wood flooring. Superb sea views from lounge and dining room across Belfast Lough

Kitchen

9'6" x 7'4" (2.90 x 2.24)

Double glazed window to side aspect, range of contemporary high gloss white high and low level units with roll edge worktops and matching up stands. Inset stainless steel sink and drainer with mixer tap over, built in stainless steel oven and four ring

ceramic hob with stainlesssteel chimney style extractor and glass splash back. Integrated fridge freezer and dishwasher, plumbed for washing machine. Tiled flooring.

Bedroom one

13'11" x 9'9" (4.24 x 2.97)

Double glazed window to rear aspect.

Bedroom two

10'2" x 10'1" (3.10 x 3.07)

Double glazed window to rear aspect.

Shower room

White suite comprising low flush Wc, wash hand basin set on a vanity unit, doorless walk in shower cubicle, brick style tiled walls and tiled flooring

Gardens and grounds

Raised brick paved patio with views extending across Belfast Lough.

Views

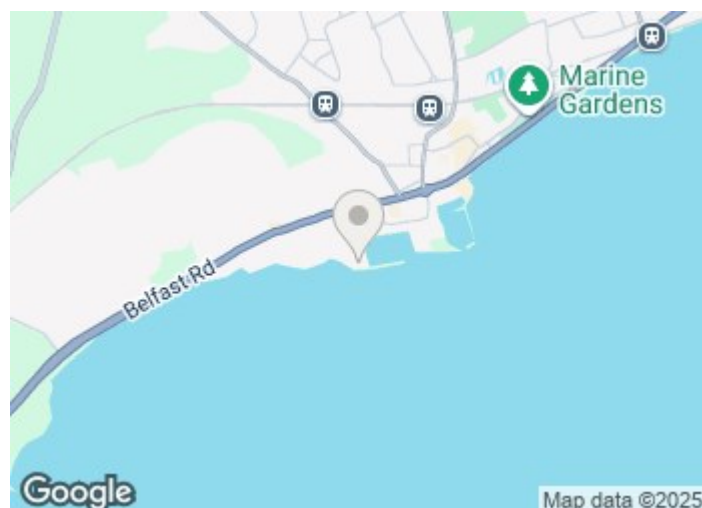
Floor plans

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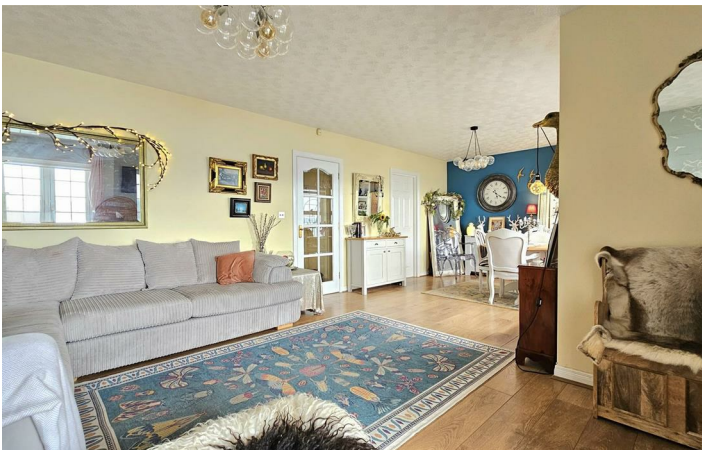
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Directions



Floor Plan

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