



Apartment 6, Carrick House

Havelet Waters, South Esplanade, St Peter Port, Guernsey, GY1 1BJ

£1,785,000

Open Market | Sole Agent



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Estate House, Ann's Place, St Peter Port, Guernsey, Channel Islands, GY1 2NU



Recently built development
High specification throughout
Two double bedroom suites
Open plan kitchen/dining/living room
Attractive sea views over Havelet Bay
Underground parking and store room





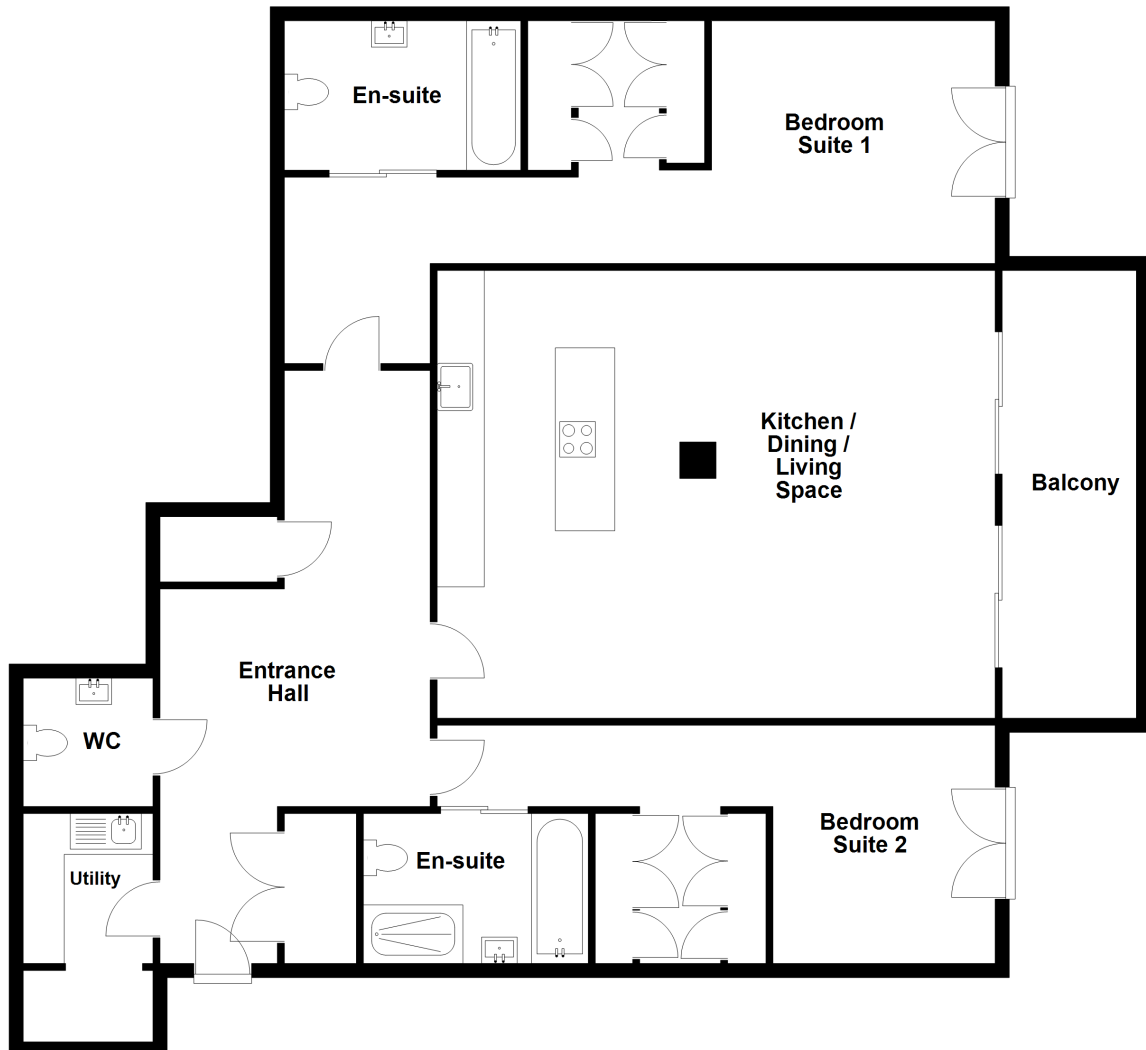








Ground Floor



About Apartment 6, Carrick House

'6 Carrick House' is a modern apartment forming part of the recently built Havelet Waters development. This first floor apartment benefits from a high specification of finish throughout and wonderful sea views over Havelet Bay and Castle Cornet to the neighbouring islands of Jethou and Sark beyond. The accommodation offers two fully fitted bedroom suites, together with a separate WC, utility room and good storage. Parking is provided in the form of secure underground garaging and there is an additional separate store room.

ACCOMMODATION COMPRISING

Entrance Hall

16'2" (4.93) x 5'1" (1.55) & 21' (6.4) x 5' (1.52)

Access to a cloaks cupboard.

Services Cupboard

5'5" x 4'2" (1.65m x 1.27m)

Separate WC

5'9" x 4'3" (1.75m x 1.3m)

Fitted with a two piece suite.

Utility Room

6'8" x 5'7" (2.03m x 1.7m)

Fitted with range of high gloss white wall and base units with laminate work surfaces over incorporating a single bowl acrylic sink and drainer. Sliding door to...

Server Room

6'8" x 3'2" (2.03m x 0.97m)

Bedroom Suite 2

Comprising...

Hallway

24'4" x 4'1" (7.42m x 1.24m)

Bedroom

10'3" x 9'7" (3.12m x 2.92m)

With a sea view towards Havelet Bay and Castle Cornet.

Dressing Area

5'9" x 3'3" (1.75m x 1m)

Fitted built in wardrobes.

Ensuite Bathroom

5'5" x 9'2" (1.65m x 2.8m)

Four piece suite consisting of wash hand basin, low level flush WC, shower and a bath.

Main Bedroom Suite 1

Comprising...

Hallway

17'7" (5.36) x 3'8" (1.12) & 8'5" (2.57)

Ensuite Shower Room

8'10" x 4'8" (2.7m x 1.42m)

Fitted with a three piece suite of large shower, wash hand basin and low level flush WC.

Dressing Area

5'8" x 3'7" (1.73m x 1.1m)

With built in wardrobes.

Bedroom

12' x 9'8" (3.66m x 2.95m)

Juliet balcony with sea views that overlook Havelet Bay and to the islands beyond.

Kitchen / Dining / Living Space

25'8" x 21'1" (7.82m x 6.43m)

Fitted with range of high gloss white wall and base units with Silestone worktop over incorporating a single bowl stainless steel sink and a Quooker tap.

Featuring a wooden breakfast bar. The living area features two double doors giving access to the east facing balcony, overlooking Havelet Bay, Castle Cornet with spectacular sea views to the islands of Sark and Jethou beyond.

Underground Parking

There are two parking spaces provided on a stacker in a secure underground garage. In addition there is a separate store room.

Appliances

Miele washing machine, Miele tumble dryer, Miele induction hob, Falmec extractor, integrated Miele double oven and warming drawer, integrated Miele dishwasher, integrated Miele fridge freezer, integrated Miele drinks fridge.

Viewing: BY APPOINTMENT

Possession: BY ARRANGEMENT

Services: Mains water, electricity and drainage. Full electric underfloor heating.

Air conditioning in living room.

Construction: Double glazed aluminium windows.

Price includes: Carpets, curtains, light fittings and appliances as listed.

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