



Aurora, Maritime QuarterSWANSEASA1

- - Two Bedroom Apartment
- - Sixth floor with lift access
- - Corner balcony with breath-taking panoramic sea views
- - Multi-aspect views over boat moorings river, hillside and sea
- - Under floor heating
- - Bathroom and en suite
- - Leasehold & share of freehold
- - Allocated parking space



PROPERTY DESCRIPTION

PROPERTY FEATURES

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ROOM DESCRIPTIONS

Location

Situated in one of Swansea's waterfront Charles Church development at the end of Trawler Road. A highly sought after area, located in Swansea's Maritime Quarter and benefiting from a seafront position with stunning sea views.

Property Description

Stylish and modern, this two bedroom apartment is situated on the 6th floor of the prestigious Aurora development. Corner positioned, taking advantage of the seafront location, the property comprises a light-filled lounge leading to a corner balcony with dual aspect views over Swansea Bay and the Marina, SA1 Waterfront and surrounding hillside. Fitted kitchen area with integrated appliances. Double bedrooms, the master with en suite. Family bathroom off the hallway. Under floor heating throughout. Lift access. Underground parking. Sea views.

Hallway

Hardwood entrance door. Fitted carpet. Skimmed ceiling with recessed spot lights. Video entry system. Doors to airing and storage cupboards. Doors leading to: -

Living Room Area

6.15m x 4.73m (20' 2" x 15' 6") [Open-plan to include kitchen area and tapering to far end of room. Measurements taken to far end of room] Living room area with fitted carpet and underfloor heating. Double glazed floor-to-ceiling length picture windows and door leading to a corner balcony with glass panelling and stainless steel guardrail with viewing hole towards river through wall, offering sweeping views of Swansea Bay, River Tawe, hillside and boat moorings. Skimmed ceiling with two ceiling light fittings. TV, telephone and power points.

Kitchen Area

Kitchen area adjoining living room, complete with a range of wall, base and drawer units in gloss cream with stainless steel handles. Granite effect laminate work surface and splash back incorporating an NEFF electric oven, four ring hob, integrated fridge/freezer and dishwasher. Integrated washing machine. Ceiling mounted stainless steel extractor hood and splash-guard. Stainless steel one and a half bowl sink with drainer and mixer tap. Skimmed ceiling with recessed spot lights. Tiled flooring. Eye-level double glazed windows with sea views.

Master Bedroom

3.62m x 3.27m (11' 11" x 10' 9") [Measurements taken to furthest point of room] Fitted carpet with underfloor heating. Double





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