



THE MAINE INN TEAM  
**SWAN AGENCY**  
REAL ESTATE

PROUDLY INTRODUCES

# CAPTAIN SWIFT INN



CAMDEN, MAINE

OFFERED AT \$2,500,000











*Captain Swift underwent an extensive renovation that began in early 2018 and went 12 months into early 2019...this inn is new top to bottom. Not an interior or exterior space was spared in the renovation.*



### **Boutique Lodging In Camden's Seaside Village**

Welcome to The Captain Swift Inn, Camden's newest, fully renovated Bed & Breakfast. Located in Maine's Mid-Coast region, only two blocks from Camden's charming seaside village featuring unique shops, restaurants, and a picture perfect harbor. The Captain Swift Inn offers luxury and pristine lodging; impeccable service and unparalleled candlelit breakfasts to discerning travelers, all in a relaxed, upscale, and casual environment! The Inn has 9 guest rooms and suites, all handsomely appointed; en-suite baths with spa showers/ massage body sprays. Some rooms have private decks; most have fireplaces and all have smart TVs with premium channels. Guests enjoy spending time at the patio, by the fire pit, or lounging in the fireplaced sitting rooms.











## PROPERTY DATA

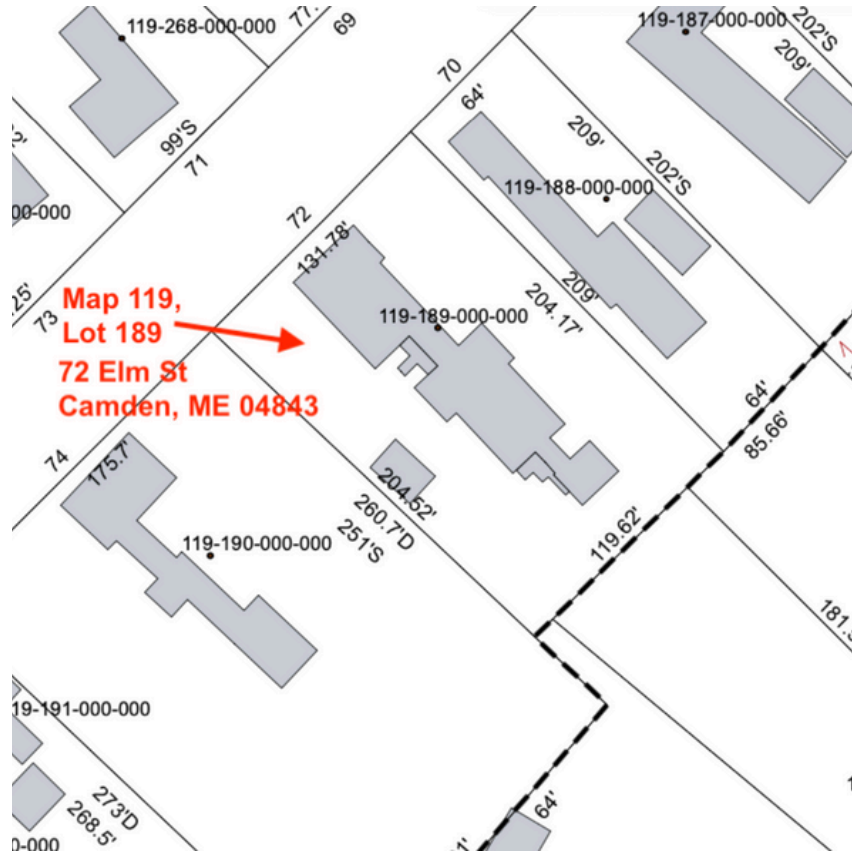










- Built in 1810 and expanded over the years
- 9 Guest Rooms and Suites with en-suite baths (ALL new baths with tile, granite, marble, glass, massage body sprays)
- 10 fireplaces (all working) 7 of the 9 guest rooms have gas fireplaces; 3 common sitting rooms have gas fireplaces, plus there's a gas line fed outdoor fire pit
- Spacious dining room with 9 tables (capacity 18)
- The outdoor deck has 9 tables (capacity 22)
- The inn's kitchen is a space anybody would enjoy and offers tile flooring, granite counters, 2 sinks, 3 dishwashers, Viking 36" gas range and oven, two GE electric wall ovens and a 65" Electrolux Refrigerator/Freezer unit and a KitchenAid ice maker
- All rooms have heat pumps for individually controlled heat and A/C
- All new mattresses, furnishings, linens, bathroom mirrors, lighting, wall cabinets, window treatment, paint, carpet, lighting, ceiling fans and more!
- All new flat screen Smart TVs



- Built in 1810
- Complete renovation 2018-2019
- 8,562 sf finished space
- 1,000 sf porch/deck space
- Lot size: .59 acres
- Book 5297 Page 183 Knox County Deeds
- 2019-20 real estate taxes \$20,089
- Zoning - B3
- Paved parking lot for 13 cars
- Detached barn painted to match
- New Deer Isle granite stone steps leading to new stone patio, stone retaining walls and gorgeous landscaping
- Gas fire pit
- Newly renovated laundry facility in basement
- Fire Sprinkler System on 3 levels
- New 400 amp electric service
- Propane cooking, fireplaces, clothes dryers, boiler for hot water and baseboard heat; steam boiler for part of the house
- 4 washers, 5 dryers
- 17 new heat pumps

## PROPERTY DATA



ROOM	PHOTO	BED	BATH	FIREPLACE (GAS)	PRIVATE DECK	LEVEL & LOCATION	MAXIMUM OCCUPANCY
The Grace Bailey Loft Suite		King	Oversized whirlpool tub; separate spa shower with 4 massage body sprays	✓		First Floor (steps to 2 <sup>nd</sup> story loft)	3 (Queen Sleep Sofa Convertible Couch)
The Mattie Loft Suite		King	Oversized whirlpool tub; separate spa shower with 4 massage body sprays	✓		First Floor (steps to 2 <sup>nd</sup> story loft)	3 (Twin Day Bed and Twin High- Rise Bed)
The Mercantile Suite		King	Oversized whirlpool tub (in guestroom); separate extra-large spa shower with 4 massage body sprays	✓	✓	First Floor (outside entrance with steps to door)	2
The Annie F. Kimball		King	Spa Shower with 3 massage body sprays	✓		Second Floor (facing Rte 1A)	2
The Lydia M. Webster		King	Larger Spa Shower with 3 massage body sprays	✓		Second Floor (facing Rte 1A)	2
The Lois M. Candage		King	Extra large spa shower with 3 massage body sprays	✓		Second Floor	2
The Mabel		Queen	Spa Shower with 3 massage body sprays			Second Floor	2
The Eva S. Cullison		Queen	Spa Shower with 3 massage body sprays	✓		Second Floor	2
The Lillian		Queen	Larger Spa Shower with 3 massage body sprays		✓	First Floor	2











# OWNER'S QUARTERS

The owner's residence is an attached two story home, privately situated toward the back of the inn. It is approximately 2,300 sf and has 3 bedrooms, 2.5 baths, living room, kitchen with granite, hardwood floors, dining room, and den. In the basement there is a full laundry facility and a TV room, perfect for staff or a small escape for innkeeper's kids! There are 4 heat pumps for individually controlled heat and air. The bathrooms are beautifully renovated with tile showers, glass doors, tile floors.





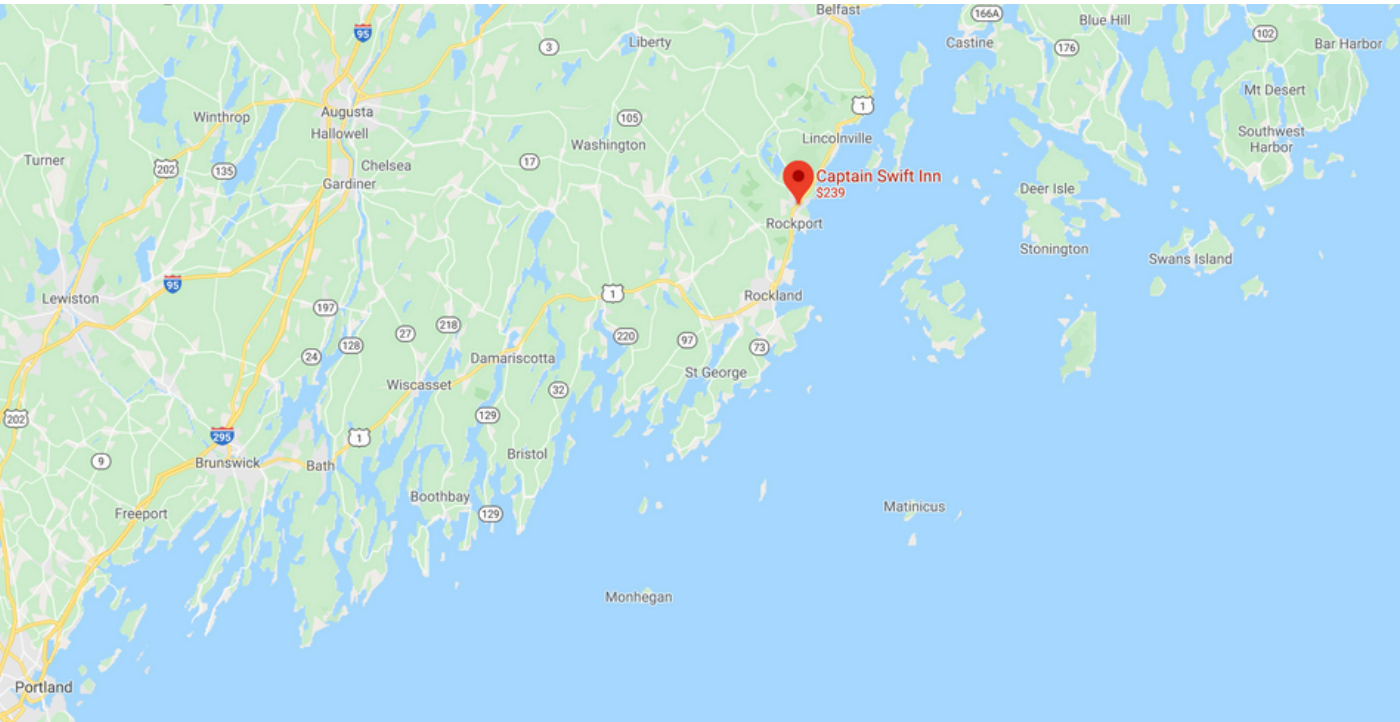


**OWNER'S QUARTERS**



# LOCATION

Camden is the ideal location from which to explore Maine's Mid Coast and The Captain Swift Inn is the perfect getaway retreat. Guests enjoy the Inn as a home base as they explore points North and South (or East and West up and down coastal Route One). Day trip to Bar Harbor or travel south an hour to Boothbay Harbor, all an easy drive from Camden. And with Portland International Jetport just an hour and a half drive, access to the inn is easy.







**THIS INN CHECKS THE BOXES**

ADDITIONAL INFORMATION AVAILABLE:

DEED

REAL ESTATE TAX BILL

ADDITIONAL PHOTOS

INVENTORY OF PERSONAL PROPERTY

LIST OF PROPERTY IMPROVEMENTS

SELLER'S PROPERTY DISCLOSURES

FINANCIAL STATEMENTS PROVIDED TO

QUALIFIED BUYER

WITH SIGNED NON-DISCLOSURE AGREEMENT



**CAPTAIN SWIFT INN, CAMDEN MAINE**

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FOR MORE INFORMATION OR TO SCHEDULE A SHOWING CONTACT  
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