



12 James Street Newtownards BT23 4DY Asking price £99,950

Nicholas Residential are delighted to present to the market this two-bedroom mid-terrace property, ideally located on James Street in the heart of Newtownards. This well-maintained and chain-free home is situated within walking distance of the town centre and offers easy access to a wide range of amenities including shops, cafés, schools, and excellent transport links to Belfast and Bangor.

Internally, the accommodation is bright and well-proportioned throughout, comprising a spacious living area, fitted kitchen, ground floor bathroom, and two double bedrooms. The property benefits from gas-fired central heating, and uPVC double glazing – making it an ideal purchase for first-time buyers, investors, or those looking to downsize.

Externally, the home enjoys a generous rear garden, perfect for relaxing or entertaining.

Rates £715.35 per year.

Call 02890 388383 to arrange your personal viewing today!

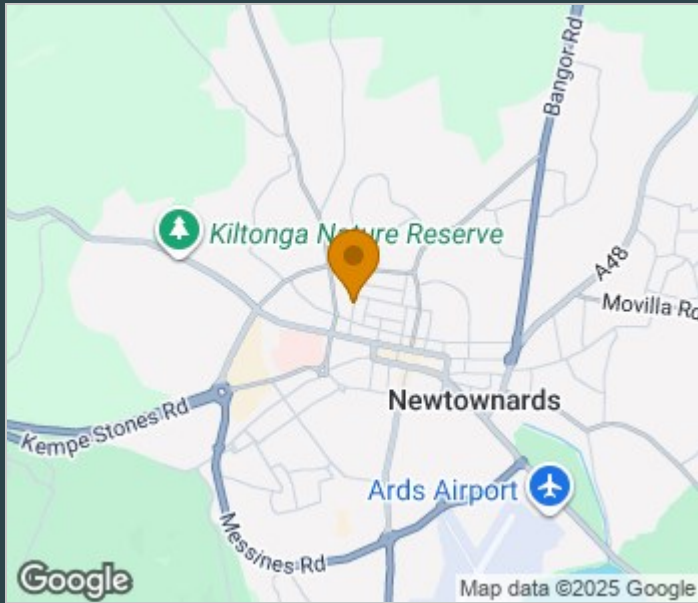
- Chain free two-bedroom mid-terrace home
- Located on James Street in the heart of Newtownards
- Walking distance to town centre amenities, shops, cafés, and schools
- Excellent public transport links to Belfast and Bangor
- One Living Room
- Fitted kitchen
- Downstairs bathroom
- Two double bedrooms
- Gas-fired central heating and uPVC double glazing
- Generous garden to rear

Viewing

Please contact our Belfast Office on 02890388383 if you wish to arrange a viewing appointment for this property or require further information.




Area Map



Energy Efficiency Graph

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	EU Directive 2002/91/EC 	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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