

WM

WHITEWAYS
MEWS

NEWTOWNARDS

Six outstanding detached homes



WHITEWAYS MEWS



Whiteways Mews is an exclusive development of only 6 stunning detached family homes, situated just off the highly sought after Whiteways in Newtownards.

These excellent homes feature wonderful detailing along with everything required for a modern family lifestyle, coupled with convenience to several excellent grammar and primary schools and easy access to Belfast and Bangor, plus superb views towards Scrabo and Strangford Lough.



For leisure and recreational facilities, the location could not be better. Clondeboye Estate and Kiltonga Wildlife Reserve are a short distance away, as are Blackwood and Clondeboye Golf Courses. There is superb sailing on Strangford Lough and access to all the wonderful coastal walks of the Peninsula via the coast road.

This elevated site on the edge of the town ensures that residents could not be better placed to enjoy all the benefits that this wonderful part of County Down has to offer.



SPECIFICATION

AN EXCEPTIONAL QUALITY FINISH WILL BE INCORPORATED INTO EACH OF THESE HOMES

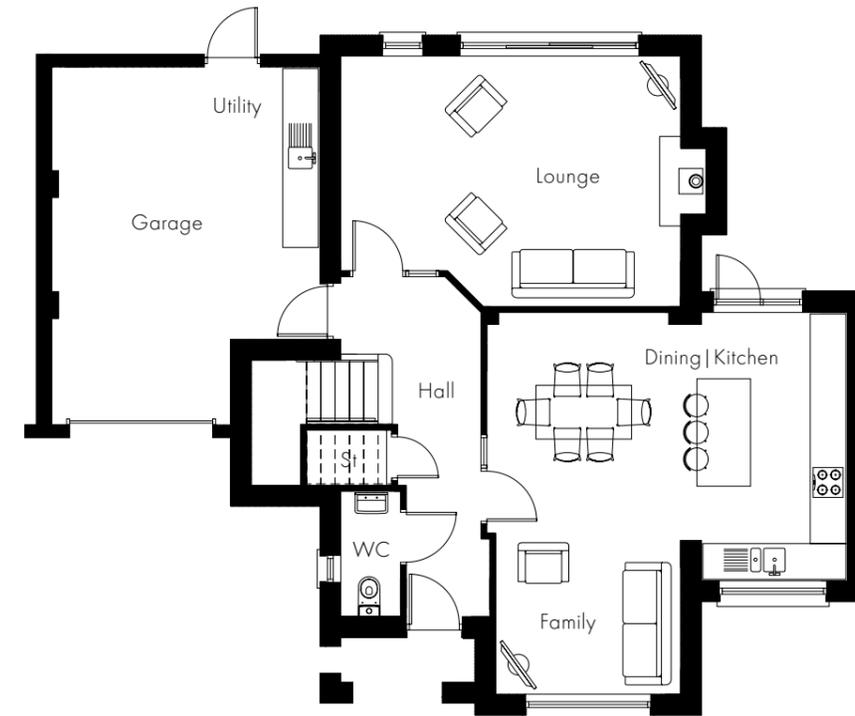
- Turnkey finish selected and coordinated by Veronica Clarke Interiors
- Comprehensive design including external materials, colours and landscaping
- Luxury kitchen with appliances to include oven, hob and fridge freezer
- Utility area with fitted units, sink and plumbed for washing machine and tumble dryer
- Ceramic tile floor finish to entrance hall, WC, family kitchen, utility, ensuite and bathroom
- Carpets to bedrooms, stairs and landing
- Wall tiling to shower areas
- Oak detailing to stairs with painted skirting and architraves
- Walls and ceilings painted
- Free standing log burner stove on stone hearth
- Natural gas high energy efficient boiler
- Generous electrical specification
- Garage with roller door and personnel door
- Landscaped gardens with driveway parking
- NHBC 10 year warranty





THE STEWART

4 bedroom detached 1533 sq ft approx



GROUND FLOOR

Entrance Hall with WC & Store	
Lounge	18'9" x 13'8"
Kitchen	14'9" x 9'2"
Family/Dining	21'0" x 10'7"
Garage/Utility max	19'7" x 14'9"

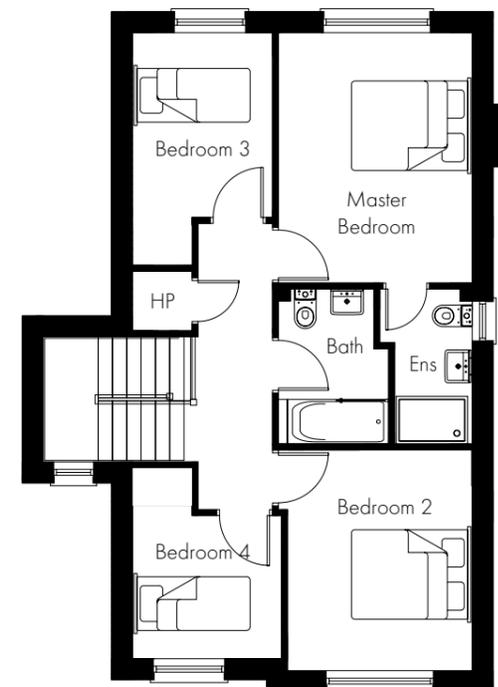
THE STEWART

4 bedroom detached 1533 sq ft approx

Sites - 1, 4 & 5



Site Layout - not to scale



FIRST FLOOR

Master Bedroom	13'8" x 10'7"
Ensuite	8'6" x 5'0"
Bedroom 2	12'2" x 10'7"
Bedroom 3 max	12'8" x 7'8"
Bedroom 4 max	10'6" x 8'3"
Bathroom	8'6" x 6'1"

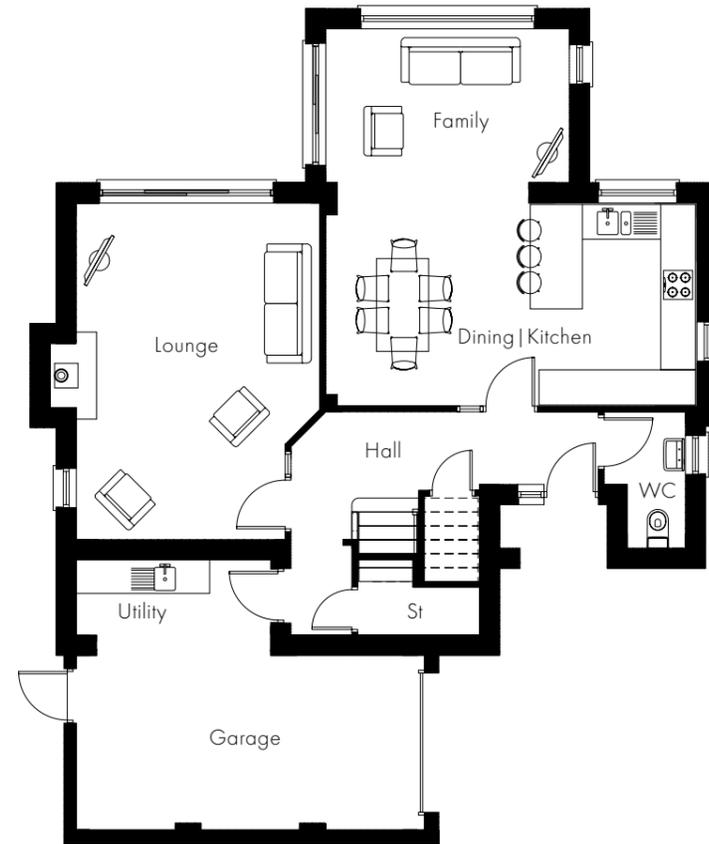
Note - Site 4 is a handed version of these floor plans

2d Floor plans are not to scale and all measurements are approximate and taken from the widest points.



THE SHERIDAN

4 bedroom detached 1683 sq ft approx



GROUND FLOOR

Entrance Hall with WC & Store	
Lounge	19'0" x 13'8"
Kitchen/Dining	21'0" x 11'6"
Family Room	10'9" x 8'9"
Utility	11'0" x 4'4"
Garage	19'7" x 9'10"

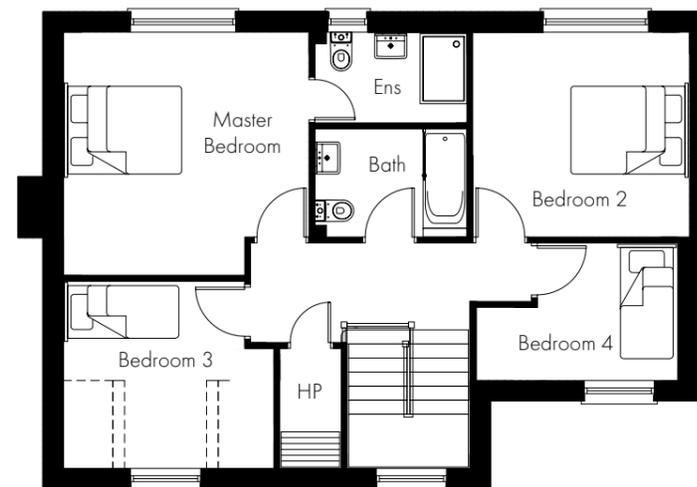
THE SHERIDAN

4 bedroom detached 1683 sq ft approx

Sites - 2, 3 & 6



Site Layout - not to scale



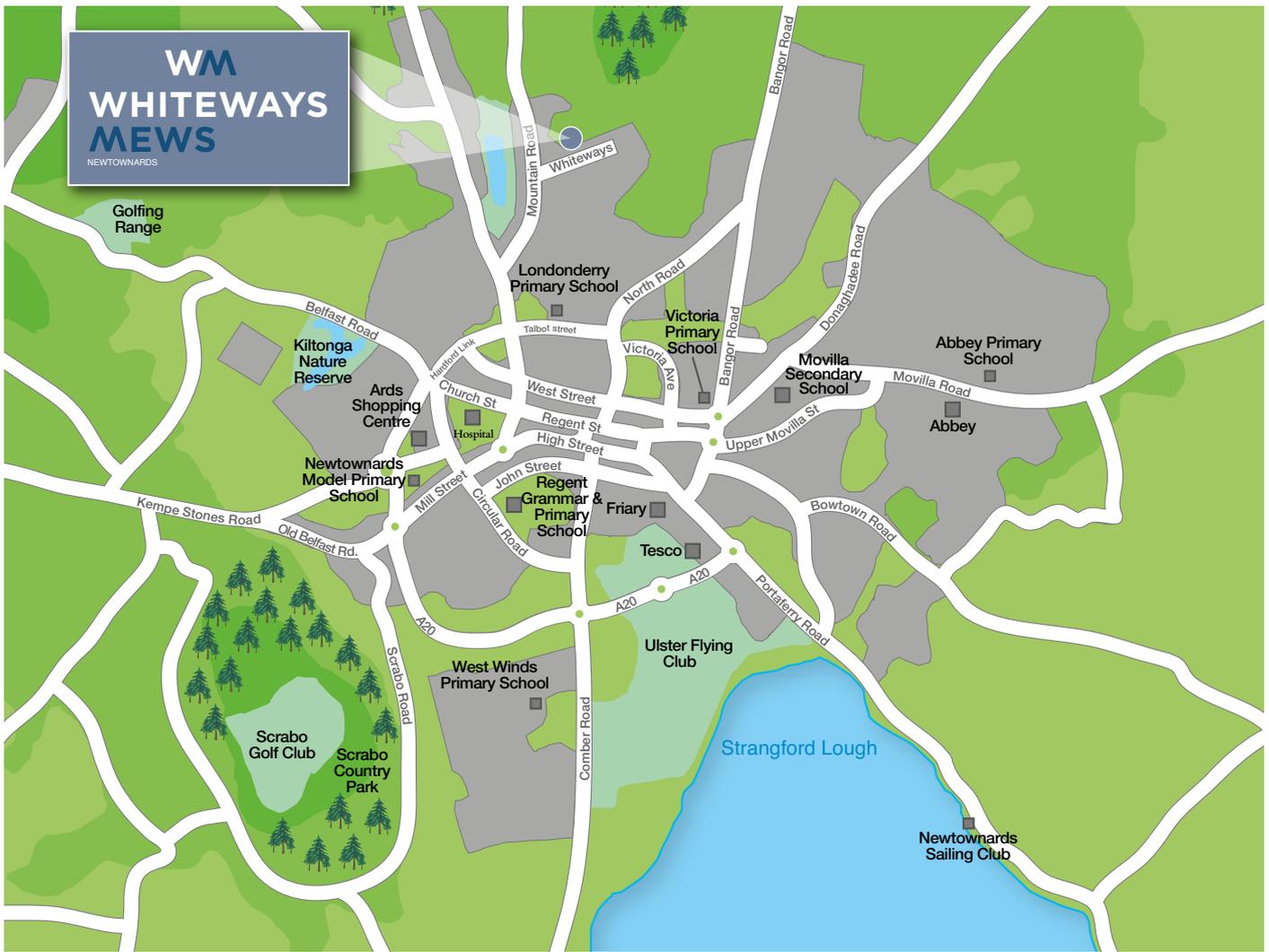
FIRST FLOOR

Master Bedroom	13'9" x 13'7"
Ensuite	8'6" x 5'1"
Bedroom 2	12'2" x 11'6"
Bedroom 3	11'9" x 10'6"
Bedroom 4	11'4" x 7'7"
Bathroom	8'6" x 6'1"

Note - Sites 3 & 6 are a handed version of these floor plans

2d Floor plans are not to scale and all measurements are approximate and taken from the widest points.

Location Map - not to scale



Developer



Selling Agent



2 Frances Street, Newtownards
Tel: 028 9181 4144
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These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. All measurements of area are quoted as Net Sales Area which is calculated in accordance with the RICS Code of Measuring Practice (6th Edition) APP21. Configurations of kitchens, bathrooms and wardrobes may be subject to alteration from those illustrated without prior notification. Purchasers should satisfy themselves as to the current specification at the time of booking.

The Vendor does not make or give, and neither the Selling Agent, nor any person in their employment, has any authority to make or give any representation or warranty whatever in relation to any property. 3D CGIs, internal and external photographs are for illustration only. Plans are not to scale and all dimensions shown are approximate E. & O. E.

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