



8 Jemesons Court

Warrenpoint, Newry, BT34 3TE

Offers Over £149,950

Jemesons Court, Warrenpoint presents an exceptional opportunity for first-time buyers or investors. This property is ideally situated within walking distance to the town center, offering easy access to a variety of local amenities, including shops, cafes, and recreational facilities, making it perfect for those who appreciate the convenience of urban living.

Warrenpoint is renowned for its picturesque surroundings, with stunning views of the Mourne Mountains and the nearby coastline. Residents can enjoy leisurely walks along the waterfront or partake in various outdoor activities that the area has to offer.

Commuters will also appreciate the excellent transport links, with easy access to the motorway connecting to Belfast and Dublin

Viewing by appointment with the selling agent - Warrenpoint Office - 028 4177 3777

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- Oil Fired Central Heating
- Double Glazed
- Off Street Parking
- Town Centre Location
- Gardens to front and rear

GROUND FLOOR

Hallway

Living Room

13'8" x 12'11" (4.18 x 3.95)

Kitchen/Dining Area

19'2" x 10'2" (5.86 x 3.1)

FIRST FLOOR

Bathroom

8'5" x 7'2" (2.58 x 2.19)

Bedroom 1

12'0" x 11'9" (3.66 x 3.60)

Bedroom 2

12'0" x 9'8" (3.66 x 2.96)

Bedroom 3

9'3" x 8'6" (2.82 x 2.61)

EXTERNAL



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	46	66
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC



Floor Plan

We look forward to working with you...



We get there together

Our experienced and trusted team have assisted 1000's of people with buying, selling and letting.



We're here for you

Client care is at the very heart of what we do. We will guide and support you every step of the way.



Always close by

With multiple offices and a leading marketing team, we will make sure that you get the very best result.

Newry:

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Warrenpoint:

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Rostrevor:

14 Bridge Street, Rostrevor, Co.Down, BT34 3BG
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Belfast:

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