



OFFERS AROUND

**£95,000**

18a Mark Street  
Newtownards  
BT23 4DT



[pinkertonsni.com](http://pinkertonsni.com)

**PINKERTONS**

Sales, Lettings and Property Management

# Charming Mid-Terrace in Newtownards Town Centre – Perfect for First-Time Buyers or Investors with Excellent Rental Potential

Situated in the heart of Newtownards town centre, this charming mid-terrace offers a blend of comfort and convenience. With two bedrooms and a bathroom upstairs, it's an ideal choice for first-time buyers or investors seeking strong rental returns.

Downstairs, a cosy living room flows into a bright kitchen with dining space, perfect for relaxation or hosting. The property is further enhanced by gas-fired central heating, double glazing and its proximity to local amenities and transport links. This is a

fantastic opportunity to take your first step onto the property ladder or add to your investment portfolio!



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TYPE ROOM NAME HERE



TYPE ROOM NAME HERE

# PROPERTY FEATURES



TYPE ROOM NAME HERE



TYPE ROOM NAME HERE



TYPE ROOM NAME HERE

- Two Bedroom Mid Terrace Property
- Good Sized Lounge
- Kitchen With Range Of High And Low Level Units
- Two Bedrooms On First Floor Level
- Bathroom With Panelled Bath And Shower Above
- Gas Fired Central Heating
- uPVC Double Glazed Windows
- Enclosed Yard To Rear
- Ideal For First Time Buyer Or Investment
- Chain Free Property

## THIS PROPERTY COMPRISES

**Living Room**  
13'11" x 10'4"

**Kitchen**  
13'10" x 7'1"

**Bedroom 1**  
10'2" x 9'10"

**Bedroom 2**  
7'5" x 9'1"

**Bathroom**  
6'5" x 5'9"

**Outside**  
Enclosed yard to rear

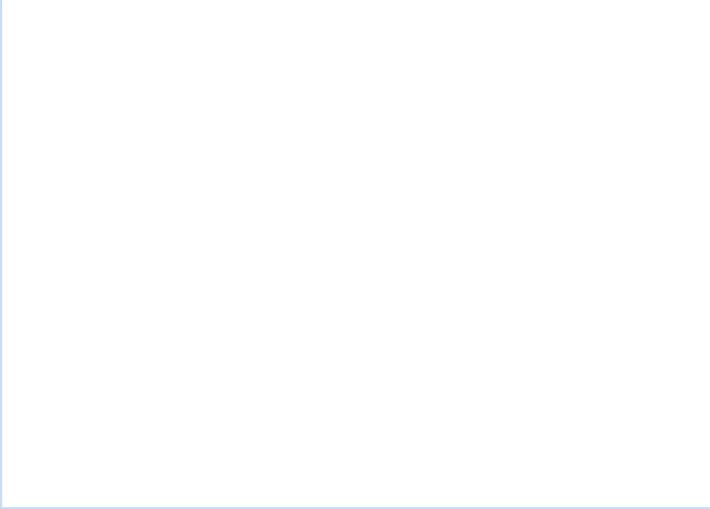
**Directions**  
From High Street, turn right onto

Regent Street, then turn left onto Mary Street. Turn left onto Mark Street, property is on the left hand side.

## REQUIRED INFO UNDER TRADING STANDARDS GUIDANCE

Tenure - Understood to be Freehold  
Current rates - Understood to be approximately £616.75 per annum

# FLOOR PLANS



GROUND FLOOR



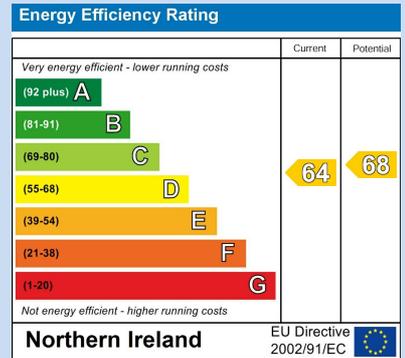
FIRST FLOOR



TYPE ROOM NAME HERE

## Energy Efficiency Rating

The rating for this property is:



\* For your information: The UK average rating is 'E50'.



### DO YOU NEED TO SELL?

If you need to sell to fund your purchase we are pleased to advise our valuations are free. Contact one of our branches today to find out what your home is worth and why you should sell with Pinkertons.

### WILL YOU NEED A MORTGAGE?

If you do speak to our team who will be happy to recommend an independent mortgage broker to help you get the mortgage you need for the house you want.

### LETTINGS & PROPERTY MANAGEMENT

We have the UK's Best Property Management team and Northern Ireland's Best Lettings Department. If you need to let or rent a property you should speak with them first!



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