



## The Newtown Building

Frances Street, Newtownards, BT23 7FG

"Never considered apartment living before? I definitely would for this beautiful penthouse and those outstanding views!"

Whether you're a young professional or already retired the convenience of this apartment is obvious and the practicality of lift access almost directly to your front door is easy to appreciate and makes this a genuine option for buyers of all ages and mobility. The first thing you'll notice upon stepping out of the lift is the clean and bright landing and this continues as you step inside apartment 45 and the open plan lounge/kitchen/diner to see those amazing picture windows and the vaulted ceiling that, perhaps, brings you just a little closer to heaven! Take a step through the sliding patio doors and experience the paved roof terrace that wraps around the building and gives you an amazing birds eye view of Newtownards, Strangford Lough and Scrabo Tower. There are two bedrooms, including master with en-suite shower room, and a separate, fully tiled family bathroom. The apartment block appears to be well managed with working lifts at either end of the building and basement level parking with electronic gated access. Enough words - time for you to take a personal look inside apartment 45 and experience this unique property for yourself.

**Offers Around £165,000**

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- Modern penthouse apartment - 4th floor with lift access
- Open plan lounge/kitchen/diner
- Luxury bathroom
- Suitable for wide variety of buyers - Chain free
- Lovely views of Scrabo Hill & Strangford Lough
- Excellent range of integrated appliances
- Basement parking
- 2 bedrooms - master en-suite
- Picture windows with access to private roof terrace
- Town centre location

## Ground floor communal entrance

## Outside

## 4th Floor landing

## Tenure

## Entrance hall

## Property misdescriptions

### Lounge/kitchen/diner

27'5x12'5 (8.36mx3.78m)

### Bathroom

8'10x5'10 (2.69mx1.78m)

### Bedroom 1

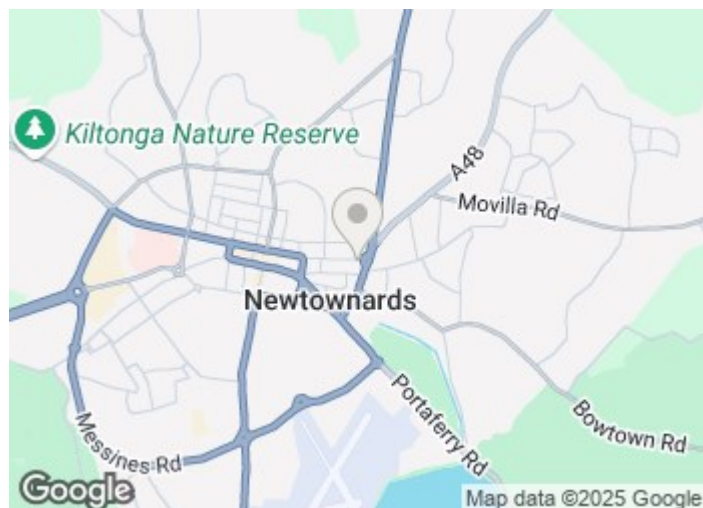
17'1x9'2 (5.21mx2.79m)

### En-suite shower room

8'10x5'10 (2.69mx1.78m)

### Bedroom 2

13x9'1 (3.96mx2.77m)



## Directions

Located on Frances Street close to Newtownards town centre. Property is best accessed via right hand entrance with lift available directly inside door leading directly to number 45 on the 4th floor.





Floor Plan



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