

## 19 Prince Regent Avenue , Newtownards, BT23 7DA

Located in one of Newtownards newest and most desirable residential locations this beautiful detached home is nearly new but benefits from some additional upgrades that will set it apart and make it a highly desirable first or next home.

The property offers 3 well proportioned bedrooms, including a master with luxury en-suite shower room and two with views towards Strangford Lough, a luxury bathroom, with both bath & separate shower, a beautiful lounge, with multi fuel stove, and a lovely kitchen with dining area and patio doors to the rear garden. The property is presented to an excellent standard and benefits from uPVC double glazing, Phoenix gas central heating, uPVC porch canopy and shutters to front windows. In addition there is a ground floor WC and understairs storage cupboard plumbed for washing machine. Externally the property boasts a pleasant "south facing" rear garden, in lawn with paved patio, and a tarmac driveway plus small lawn to the front.

All in all this is a nearly new home, presented to a luxury "turn key" finish and ready for a new owner so contact us today to secure your personal viewing and avoid missing out.

**Offers Around £279,950**

# 19 Prince Regent Avenue

, Newtownards, BT23 7DA



- Beautiful, modern, detached home in a much sought after area
- Lounge with multi fuel stove with slate hearth
- Gas fired central heating
- Please see our website for full details
- Ideal commuter base for access to Belfast or Bangor
- Modern 'Shaker style' kitchen
- Upvc double glazing with composite front door
- 3 bedroom - Master bedroom with en suite shower room
- Modern bathroom suite with separate shower cubicle
- Enclosed garden to rear in lawns with paved patio area

## Entrance

## Entrance Hall

## Lounge

15'5x14 (4.70mx4.27m)

## Kitchen/Diner

10'10x18'3 (3.30mx5.56m)

## WC

6'6x3'5 (1.98mx1.04m)

## Landing

## Bedroom 1

13'1x14 (3.99mx4.27m)

## En Suite

9'6x3'11 (2.90mx1.19m)

## Bedroom 2

9'1x11'3 (2.77mx3.43m)

## Bedroom 3

11'9x8'10 (3.58mx2.69m)

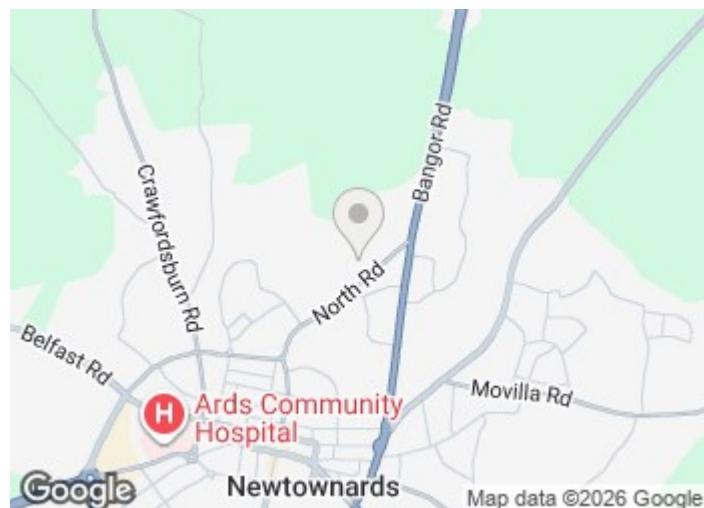
## Bathroom

9'11x6'10 (3.02mx2.08m)

## Outside

## Tenure

## Property misdescriptions

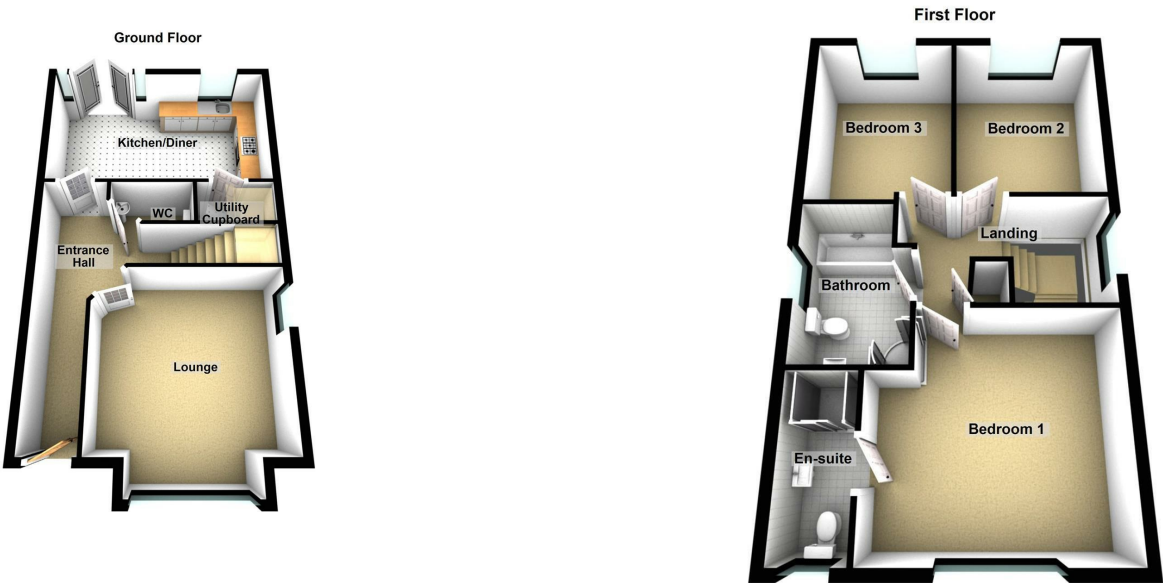


## Directions





Floor Plan



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