



North Down - 028 90 42 4747
 Lisburn Road - 028 90 66 3030
 Ballyhackamore - 028 90 65 0000
 Lisburn - 028 92 66 1700
www.templetonrobinson.com



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A charming terrace cottage, refurbished this year located within the heart of Portaferry.

Cuan Place is a quiet street linking Ferry Street and Castle Street, positioned just a stones throw from the shores of Strangford Lough. The property affords a well-appointed layout briefly comprising hallway, living room, modern kitchen open plan to dining plus two bedrooms. The attic has been floored and carpeted and is accessible via a loft ladder. Further enhanced by oil fired central heating and uPVC frame double glazed windows throughout.

This home will have wide appeal – From those looking for a first home, for rental investment and even a holiday retreat. Viewing is highly recommended to appreciate all this property has to offer.

Offers Around
£109,950

4 Cuan Place,
Portaferry,
Newtownards,
BT22 1NY

Viewing by
appointment with
& through agent
028 9042 4747

4 Cuan Place,
Portaferry,
Newtownards, BT22 1NY

Property Features

A charming terrace cottage refurbished this year, located within the heart of Portaferry

Positioned within a quiet street just a stones throw from the shores of Strangford Lough

Hallway

Living Room

Modern shaker style kitchen open plan to dining

Two bedrooms

Oil fired central heating / uPVC frame double glazed windows

Floored attic with light & power (accessed via. loft ladder)

Works include re-wire, re-plumb, DPC plus cosmetic finishes. Roof replaced in 2010 and windows replaced 15 years ago

Close to coastal walks, the marina, golf courses and various National Trust properties

Convenient to local amenities including shops, restaurants, schools & public transport

Approx 60 min drive to Belfast & Approx 30 min drive to Newtownards

Will appeal to those looking for a first home, for rental investment and even a holiday retreat

Property currently up for short term let - Achieving substantial rental yield - further detail available upon request

Location:

From Newtownards: Travelling South along the A20 / Deerpark Road and continue onto Coach Road. At the mini roundabout, take first exit onto Ann Street then right towards the square. Continue past the The Square onto Ferry Street. Cuan Place is on the right hand side and links Ferry Street to Castle Street.

From Cloughy: Travelling through Portaferry along Cloughy Road, continue past the The Square onto Ferry Street. Cuan Place is on the right hand side and links Ferry Street to Castle Street.

From Strangford : Accessible via. ferry boat crossing.

Property Comprises

Ground Floor

uPVC double glazed front door.

HALLWAY:

Glazed inner door to . . .

LIVING ROOM; 12' 10" x 9' 10" (3.9m x 3.0m) Engineered oak effect laminate wooden floor. Window seating.

KITCHEN OPEN PLAN TO DINING: 14' 1" x 12' 10" (4.3m x 3.9m)

Shaker style kitchen with range of high and low level units, stainless steel sink with drainer and mixer taps, laminate worktops and up-stands, built-in Lamona 4 ring ceramic hob, electric oven, stainless steel extractor fan, tiled splashback, space for fridge freezer, space for washer dryer.

SHOWER ROOM: White bathroom suite comprising panelled bath with mixer taps and Redring electric shower unit, wash hand basin with mixer taps and tiled splash back, low flush wc, oak effect laminate wood floor, extractor fan, window.

BEDROOM (1): 13' 5" x 10' 2" (4.1m x 3.1m) Oak effect laminate wood floor.

BEDROOM (2): 9' 10" x 7' 7" (3.0m x 2.3m) Oak effect laminate wood floor.

HOTPRESS: Lagged copper cylinder, immersion heater.

Loft ladder to fully floored and carpeted roofspace.

Located within the heart of Portaferry.

On Street Parking.

Distances

Newtownards Approx 30 minute drive.

Belfast Approx 60 minute drive.

