



FORBES PROPERTY
PROPERTY, LETTING & MORTGAGE ADVICE

HOUSE FOR SALE

109 Watermill Road
Fraserburgh AB43 9RH

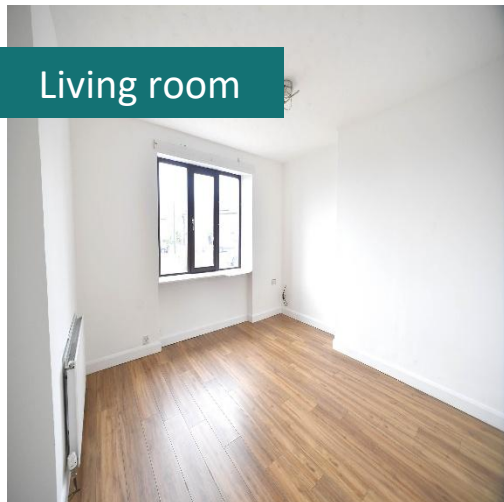
!!! £40,000 UNDER HRV!!!
Offers over £80,000

REDUCED PRICE

******* £10,000 UNDER HRV*******



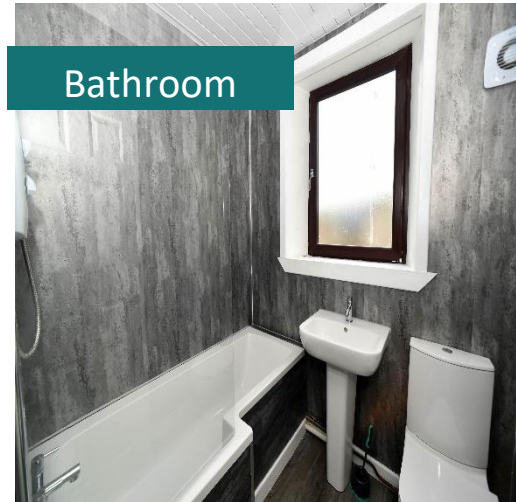
Living room



Kitchen



Bathroom



Property

Features

- ✓ SEMI-DETACHED HOUSE
- ✓ GAS HEATING
- ✓ ENCLOSED REAR YARD
- ✓ WORKSHOP
- ✓ ON STREET PARKING
- ✓ DOUBLE-GLAZING
- ✓ COUNCIL TAX BAND A
- ✓ EPC RATING D

About The

Property

We are delighted to present this mid-terrace three-bedroom house for sale. The accommodation comprises a living area, kitchen, bathroom, and three double bedrooms. Situated in Fraserburgh, within a walkable distance of all local amenities, including the bus station, banks, restaurants, schools, and tourist sites. This property would be an ideal proposition for a first-time buyer or someone wishing to expand their rental portfolio.

Why

Choose Us

Forbes Property is an established estate agency that has been operating in the north east of Scotland for over 36 years.

During this period we have worked closely with the local community to build an established reputation that is commended for our friendly service, approachability and professionalism.



FOR MORE DETAILS:
01346 517124



68 Broad Street,
Fraserburgh, AB43 9AS



VISIT OUR WEBSITE
WWW.FORBESPROPERTY.CO.UK

Accommodation Key Features

Spacious Bedrooms:

Ideal for families or individuals who need extra space for guests or a home office. Each bedroom offers privacy, and the bedrooms are of generous size, offering ample space for relaxation and personalisation. Large windows flood the rooms with natural light, creating a warm and inviting atmosphere.

Easy-Maintenance Garden:

A low-maintenance garden is a bonus for busy homeowners who want to enjoy outdoor space without the hassle of constant upkeep.

Close to All Amenities:

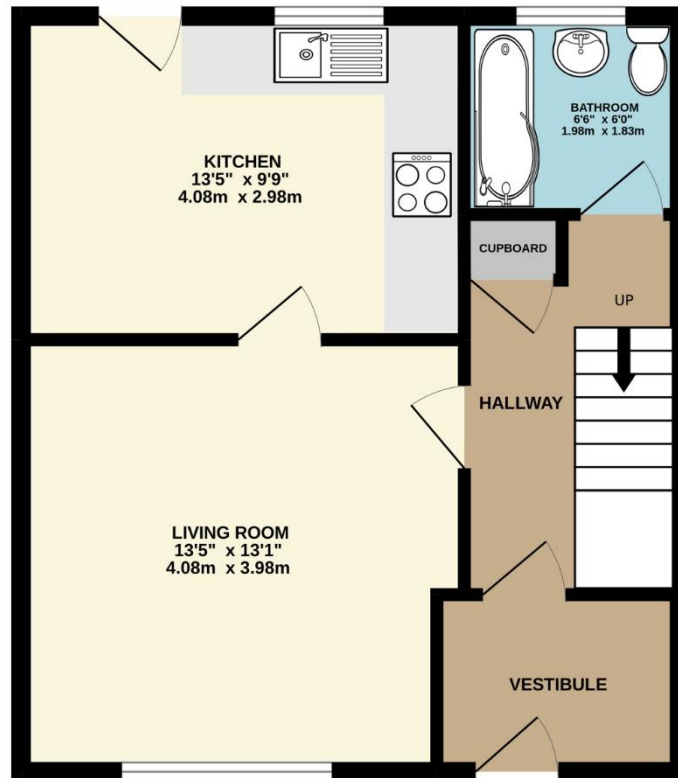
Proximity to essential amenities like shops, schools, parks, College and public transportation adds convenience to daily life. Residents can easily access services and activities without travelling far. The shore is also very close to this house for a nice stroll down the rocks. Overall, this accommodation offers a balance of comfort, functionality, and convenience, making it an attractive option for various lifestyles.

Easy Access for Travel:

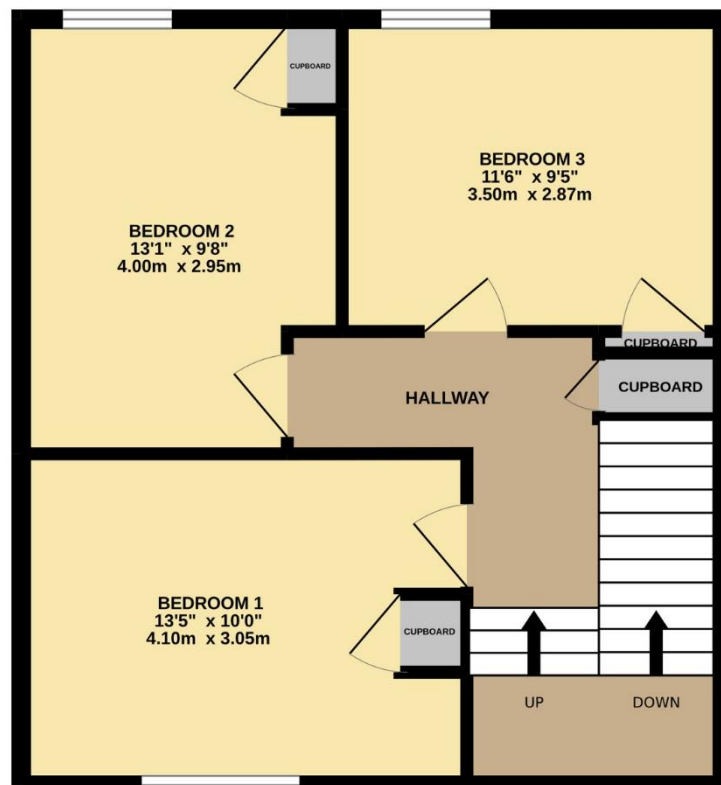
Accessibility to major roads, highways, or transport hubs ensures smooth travel for residents. Whether commuting to work or embarking on weekend getaways, the property's location offers convenience for travellers.

[Don't miss the opportunity to make this modern 3-bedroom property yours. Contact us for a viewing and experience the epitome of contemporary living.](#)

Floor plan



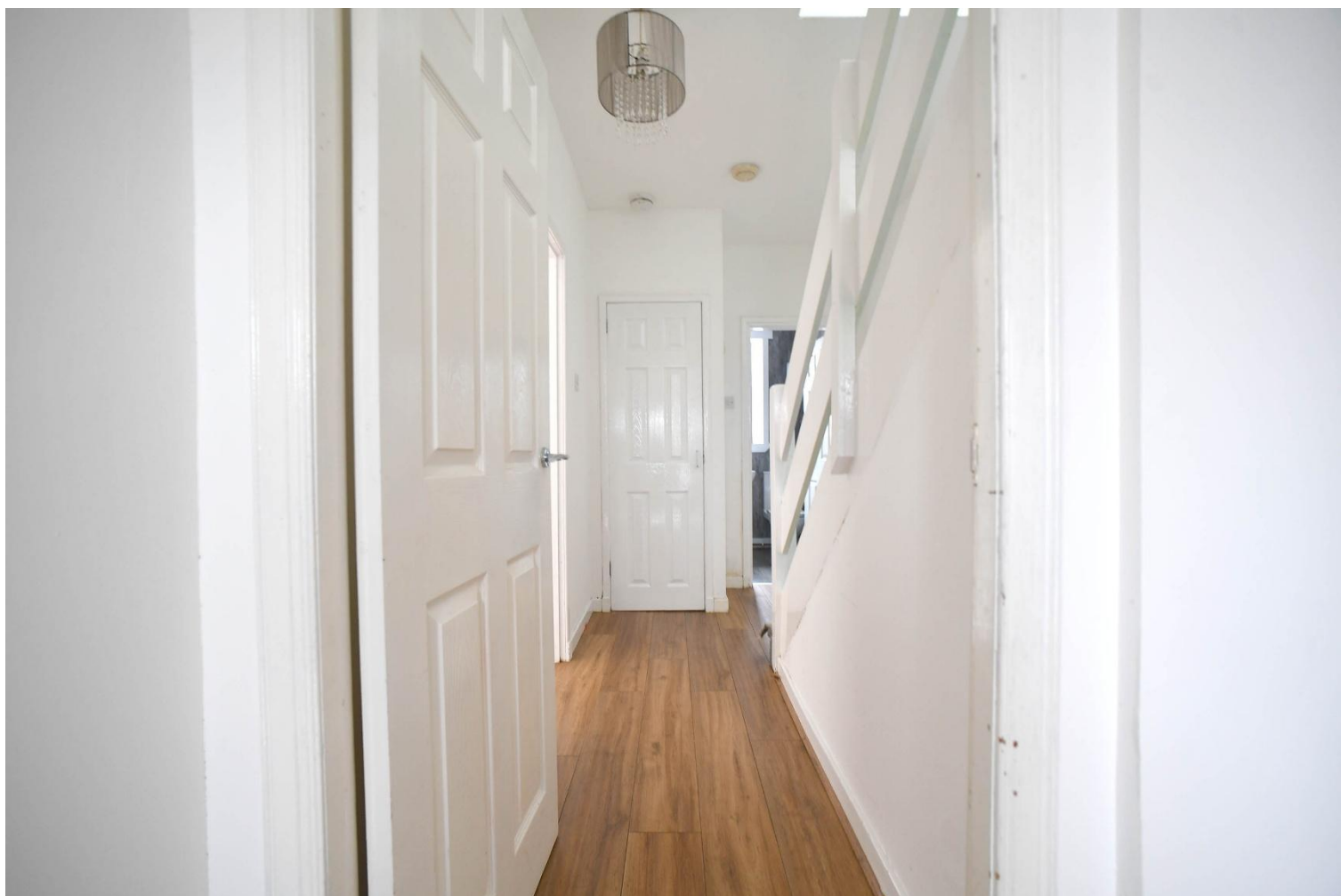
1ST FLOOR



Entrance



Entrance Hall



Living Room

(4.58m x 3.38m)



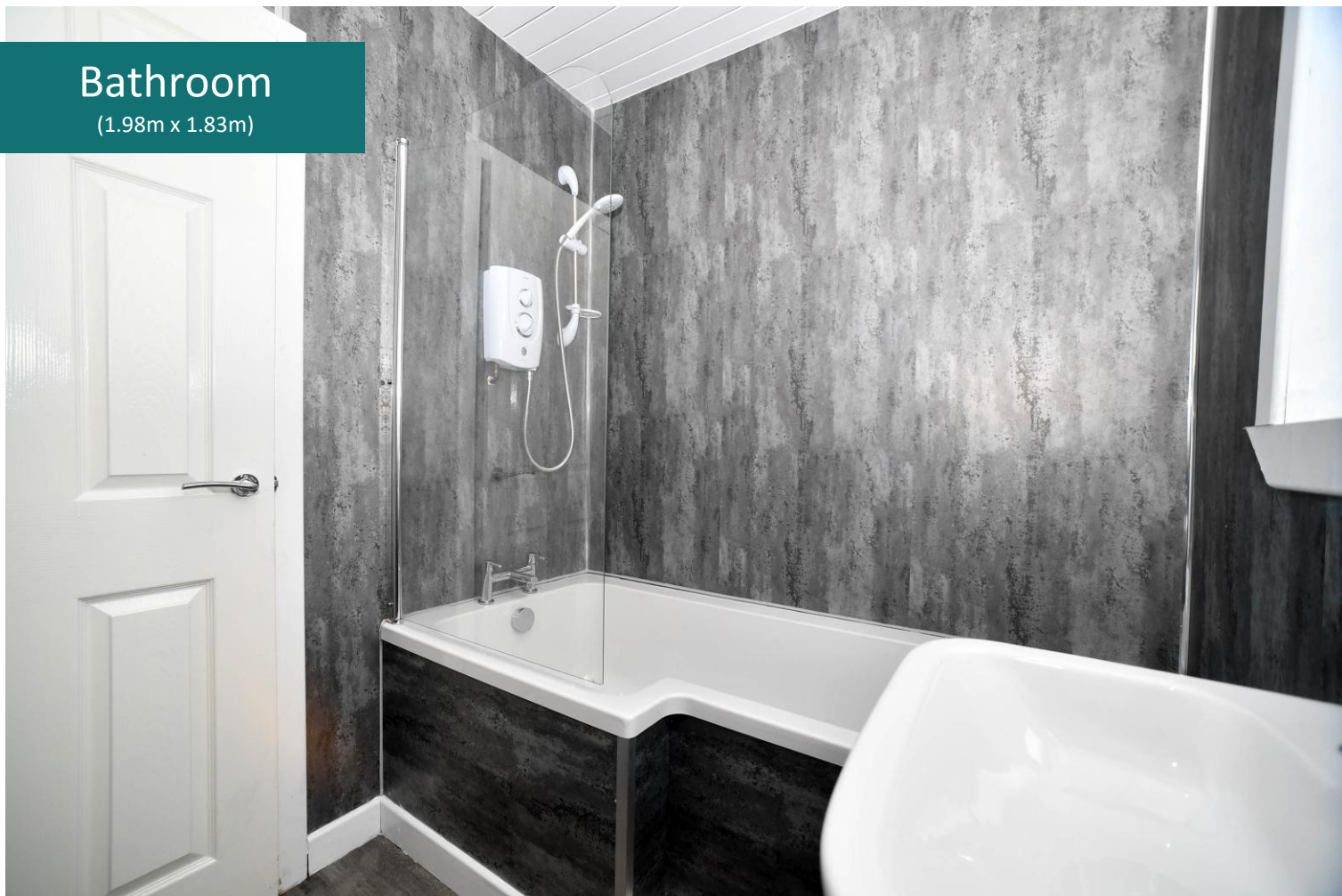
Kitchen

(4.08m x 2.98m)

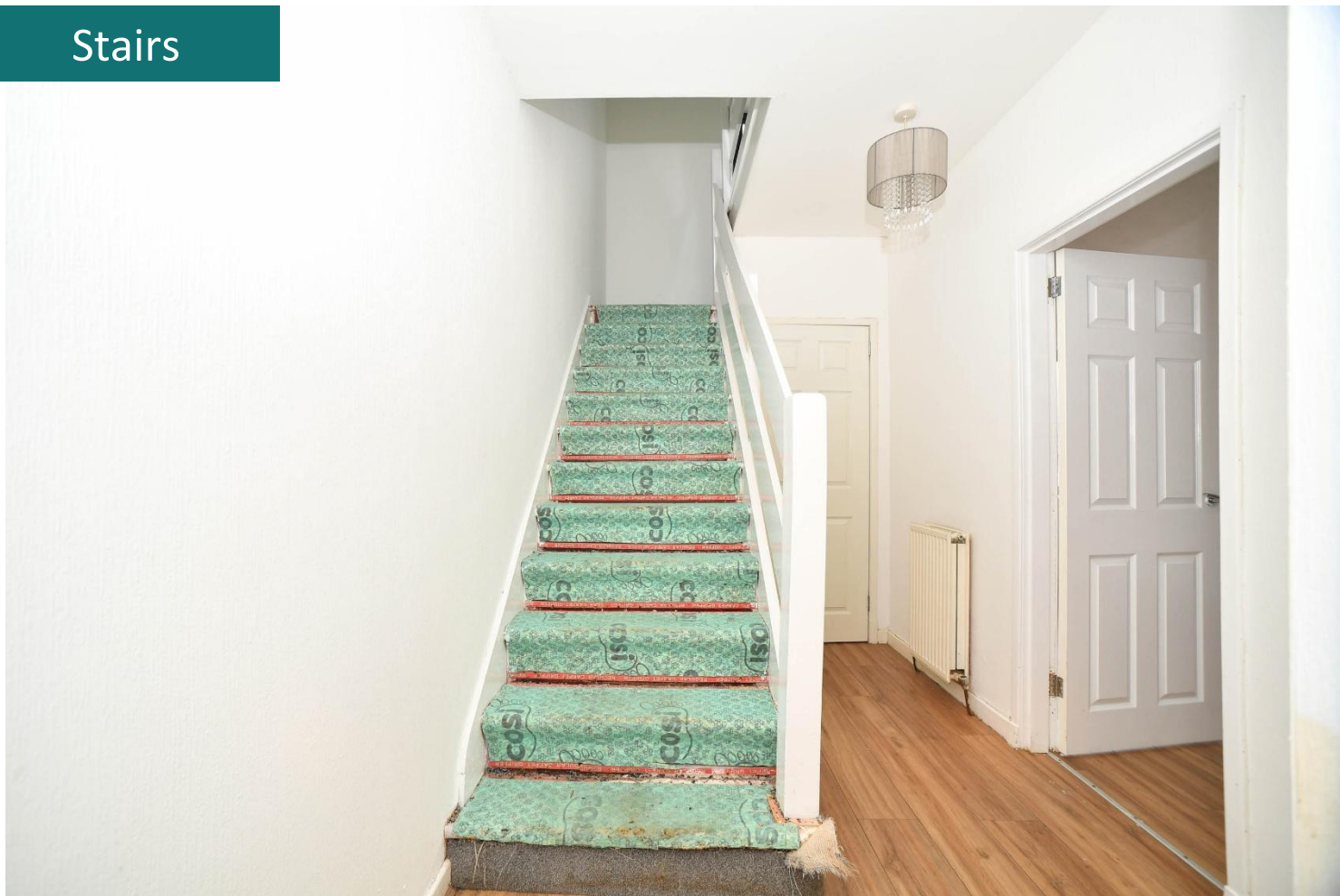


Bathroom

(1.98m x 1.83m)



Stairs



Top Landing



Bedroom One

(4.10m x 3.05m)



Bedroom Two

(3.50m x 2.87m)



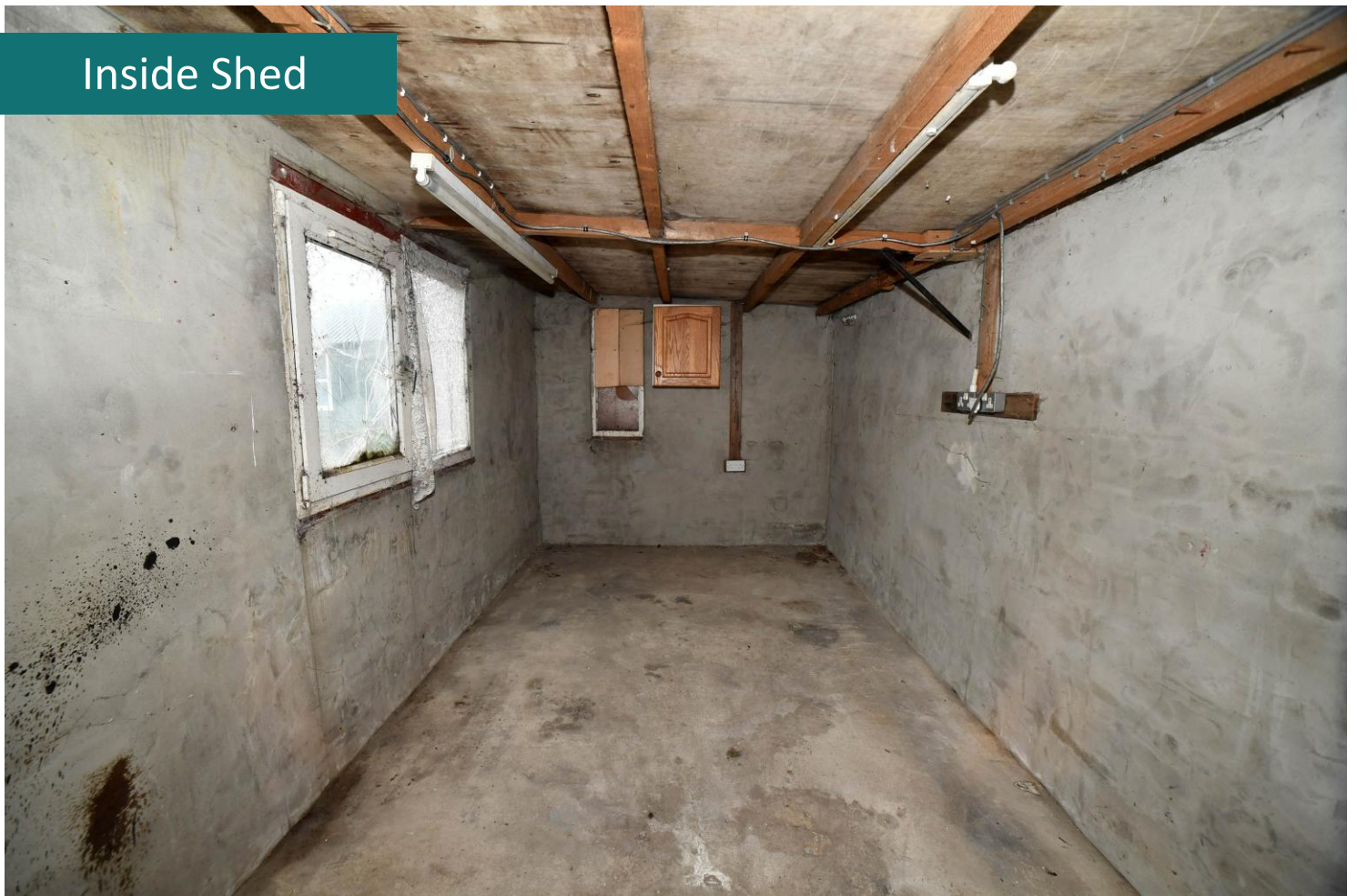
Bedroom Three

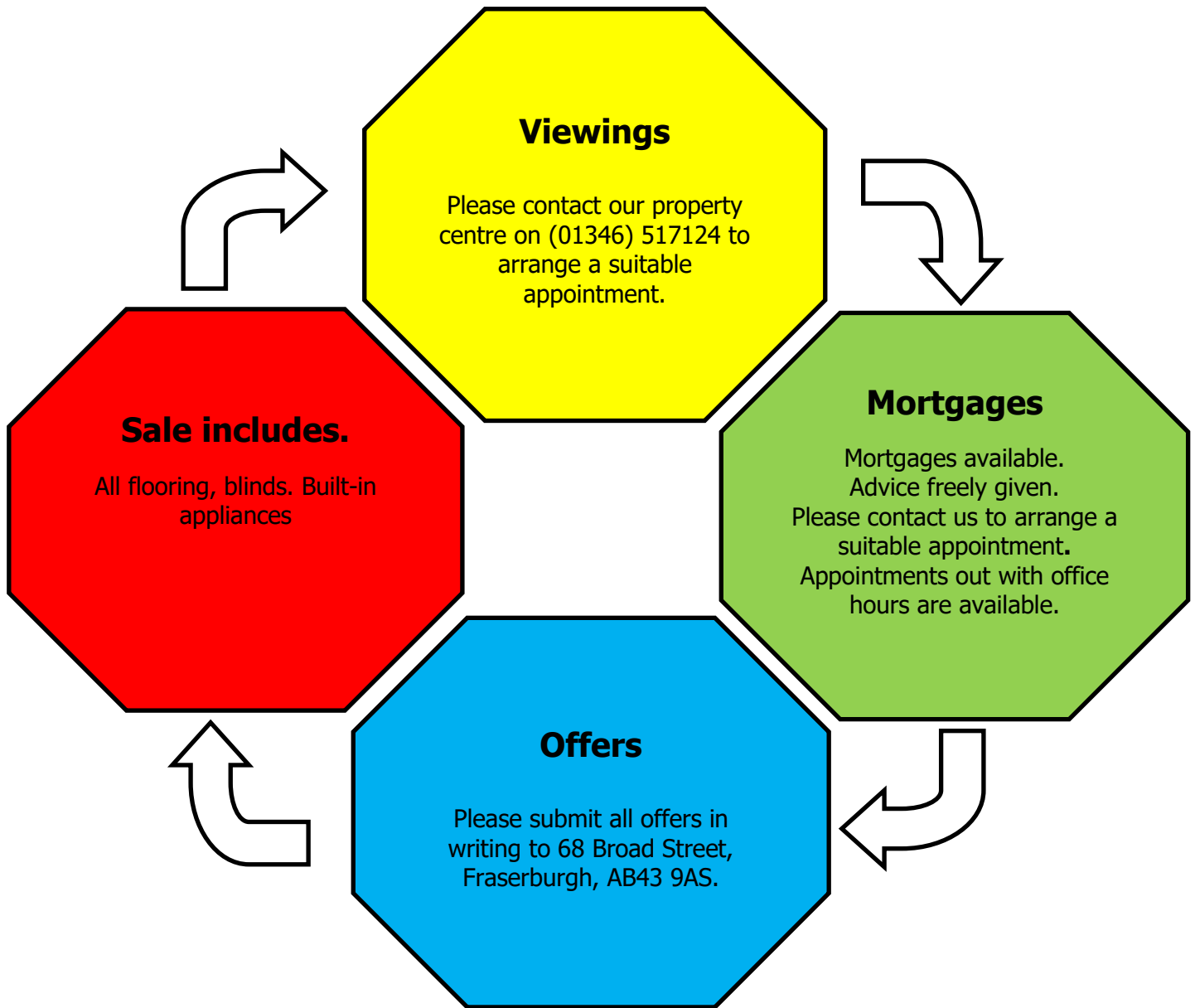


Enclosed Garden



Inside Shed





Please Note: Whilst the foregoing particulars are believed to be correct, they are not guaranteed therefore purchasers should satisfy themselves on all points prior to submitting an offer.

N.B Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.