



FORBES PROPERTY
PROPERTY, LETTING & MORTGAGE ADVICE

MAISONETTE FOR SALE

**22A North Street
Peterhead AB42 1JS**
Reduced by £5,000 under HRV
Offers over £100,000

REDUCED PRICE

******* £5,000 UNDER HRV*******



Living room + kitchen



Bathroom



Bedroom



Property

Features

- ✓ 1st FLOOR MAISONETTE
- ✓ 3 DOUBLE BEDROOMS
- ✓ MASTER BEDROOM WITH ENSUITE
- ✓ GAS HEATING
- ✓ SHARED REAR GARDEN
- ✓ ON STREET PARKING
- ✓ DOUBLE-GLAZING
- ✓ EPC RATING D
- ✓ COUNCIL TAX BAND A

About The

Property

We are delighted to present this spacious first-floor three-bedroom maisonette, ideally located near Peterhead's town centre and all local amenities. Accessed from the rear via an external staircase, the property offers a bright and modern living space featuring an open-plan kitchen and lounge, a family bathroom, and a master bedroom with ensuite. A laundry room and a staircase lead to the upper floor, where two generous double bedrooms provide additional comfort. Perfectly situated close to shops, restaurants, schools, the bus station, and local attractions, this property combines convenience with charm—making it an excellent family home or an ideal investment for an Airbnb or holiday let.

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 generously size, offering ample space for relaxation and personalization. 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. This garden requires minimal watering and pruning.

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. 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.

Rental for this property is £850 PCM

Furniture is Negotiable.

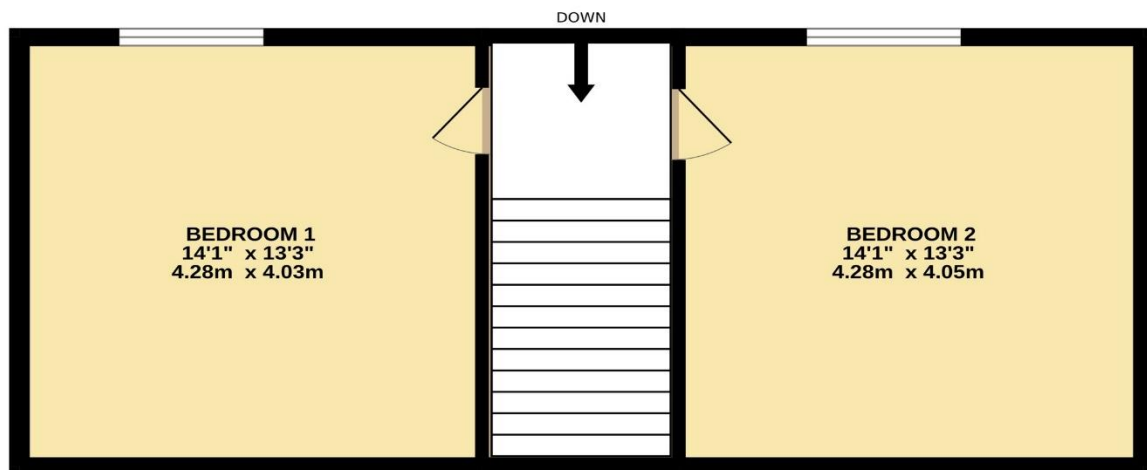
[Don't miss the opportunity to make this modern 3 -bedroom property yours. Contact us for a viewing and experience the epitome of contemporary living.](#)

Floor plan

GROUND FLOOR
650 sq.ft. (60.4 sq.m.) approx.



1ST FLOOR
451 sq.ft. (41.9 sq.m.) approx.



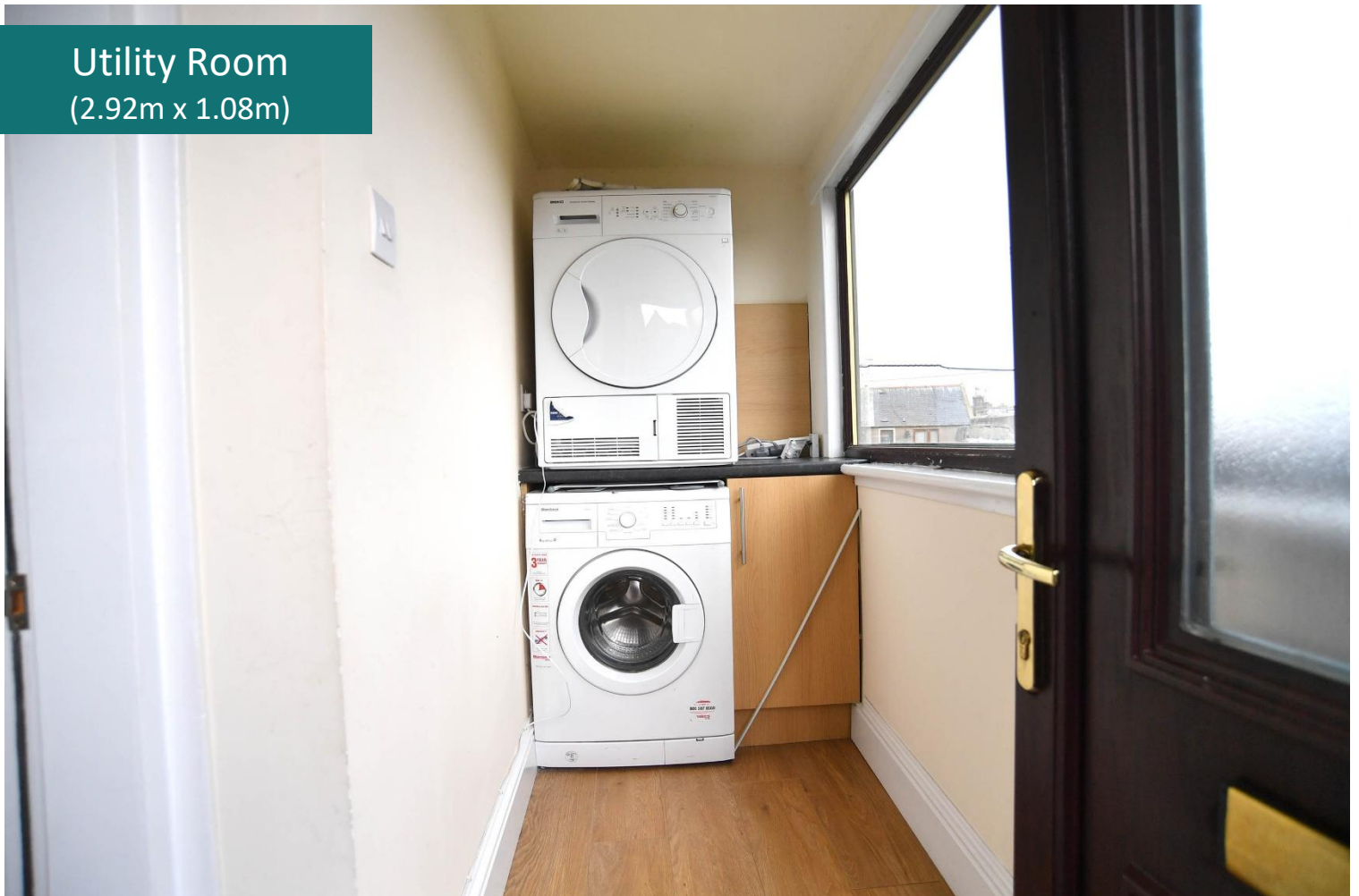
TOTAL FLOOR AREA : 1102 sq.ft. (102.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Entrance



Utility Room
(2.92m x 1.08m)



Bathroom
(2.82m x 1.63m)

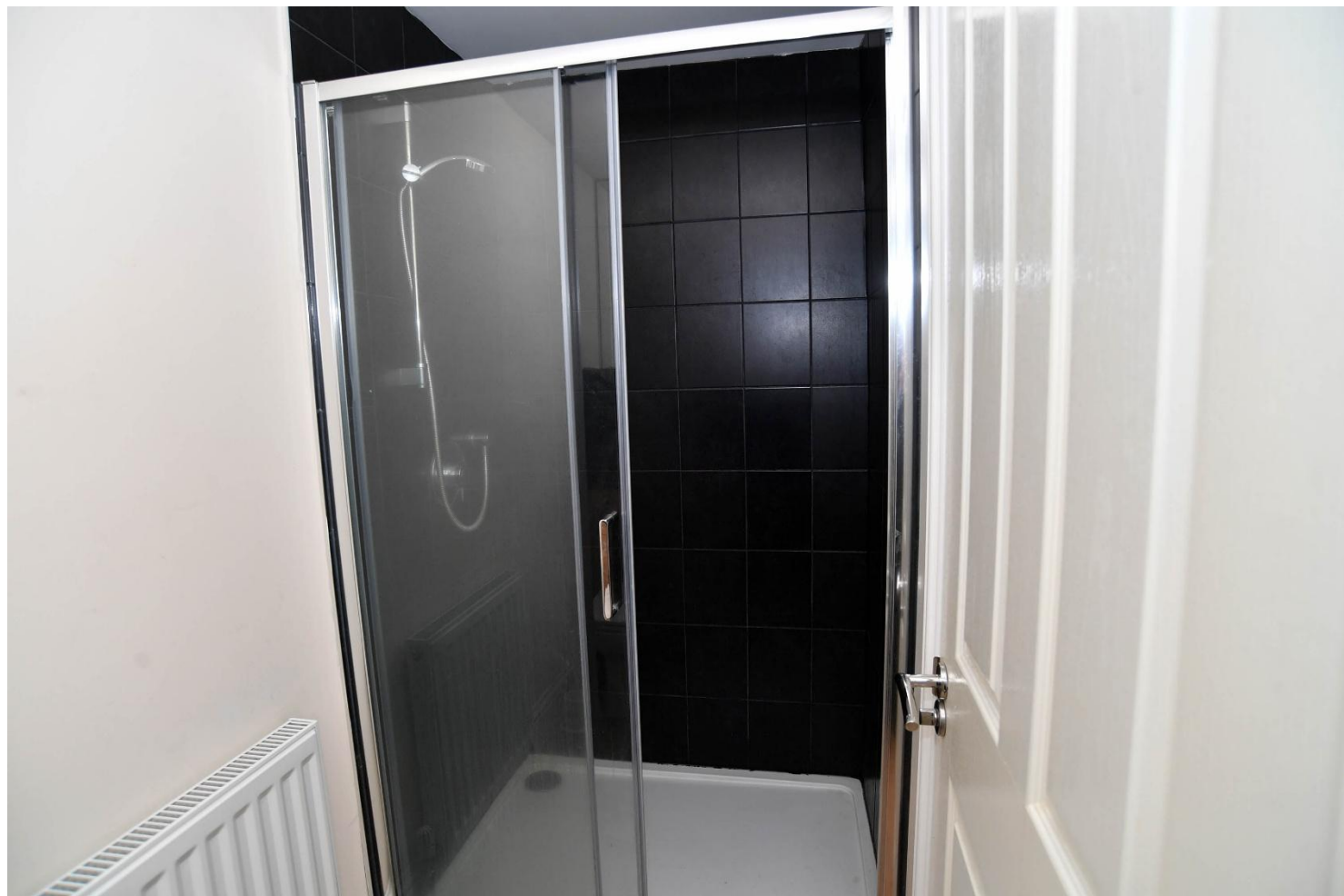


Master Bedroom
(4.67m x 3.07m)



Ensuite

(2.82m x 1.14m)



Kitchen

(2.77m x 2.19m)



Living Room

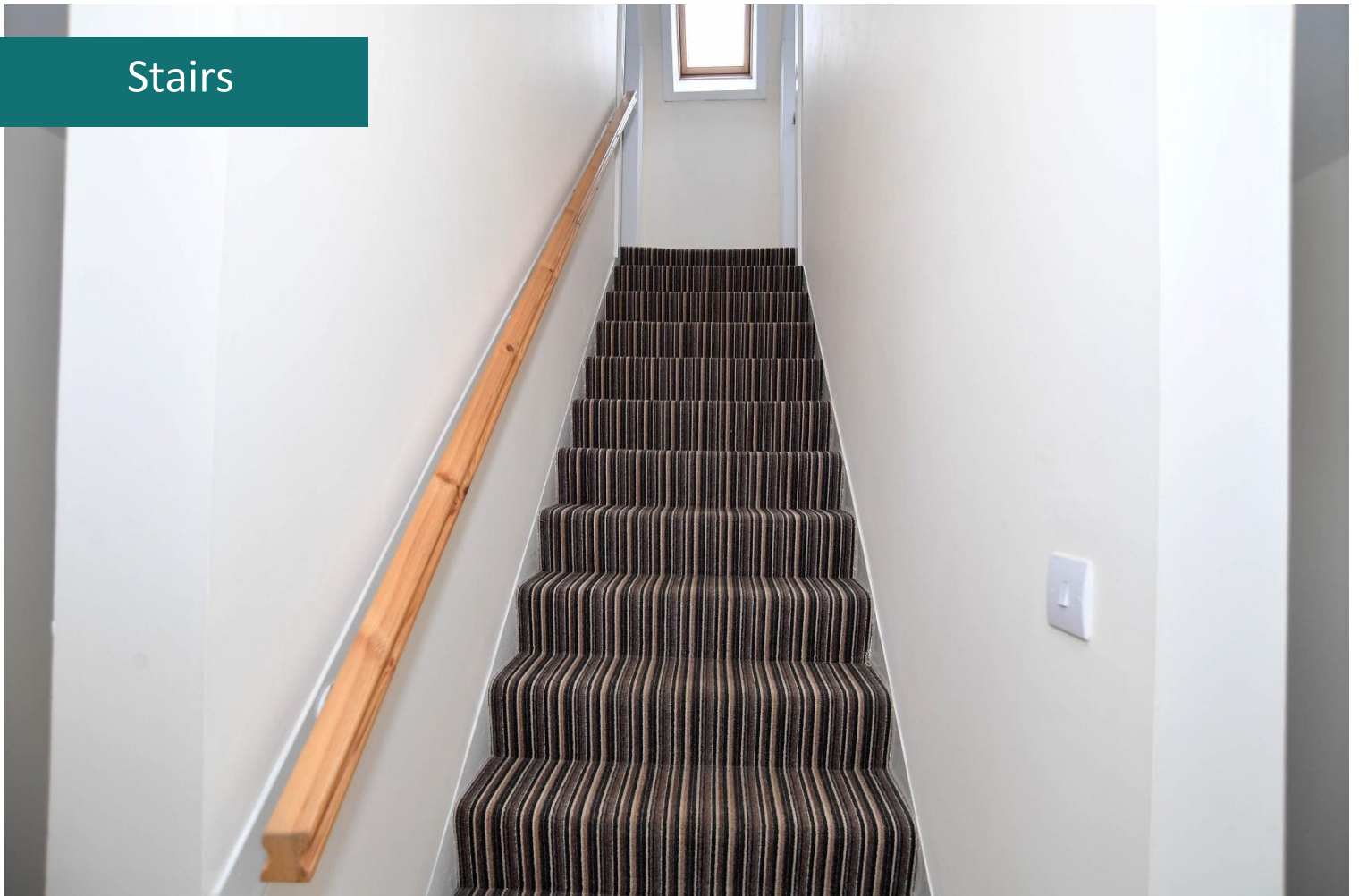
(5.14m x 3.07m)



Lobby



Stairs



Bedroom

(4.28m x 4.03m)



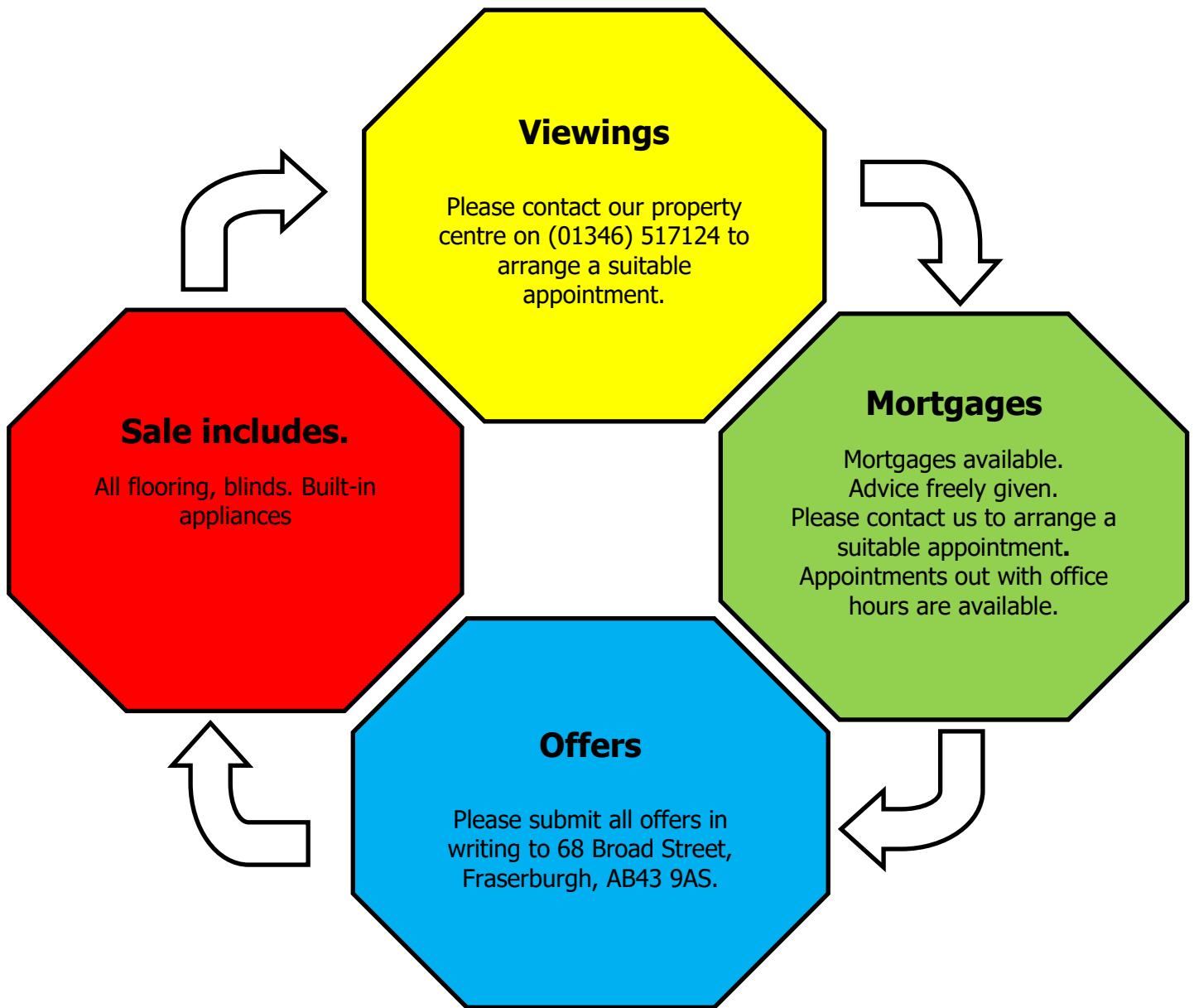
Bedroom

(4.28m x 4.05m)



Enclosed Garden





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.