



From mountain to sea

Empty Property Matchmaker Scheme FOR SALE

60A St Catherine Street, Banff, AB45 1JU

**2 bedroom top floor flat
£60,000**



Empty Property Matchmaker Scheme - Property Schedule

Description

2 bedroom top floor flat in a block with two floors.
Private door. On street parking.

Condition of Property

Needs minor work

Asking Price

£60,000

Open Market Valuation

£60,000

Estate Agent

Stewart and Watson [60A St Catherine Street, Banff - Stewart and Watson](#)

Heating Type

Electric

Energy Performance Rating

Band E

Council Tax Band

Band A

Garden

Medium garden with private allotment, shared drying green, and private section of garden.

Included in Sale

N/A

Additional Information

New windows and door fitted.
Roof repairs done recently.

Ground floor flat owned by same party and is open to discussions regarding garden distribution or sale of both properties.

Interested?

If you are interested in this property please fill out the Interested Buyer Registration form on www.aberdeenshire.gov.uk/housing/matchmaker-scheme-buyers/ and select "Register your Interest".

Email emptyhomes@aberdeenshire.gov.uk if you already have registered a form with us.

Home Report

Please note: Aberdeenshire Council do not hold any home reports for any properties advertised for sale. If you are interested in a property, please fill in the online form to register your interest and we will then pass your details on to the seller to progress.

Disclaimer

The information in this schedule regarding the specific property has been supplied by the owner and whilst every care has been taken in the preparation of the schedule and the information is believed to be correct, it does not warrant or constitute any offer or contract.

Living Room



Alternative View of Living Room



Kitchen



Bedroom 1



Alternative View of Bedroom 1



Bedroom 2



Bathroom



Side of Property



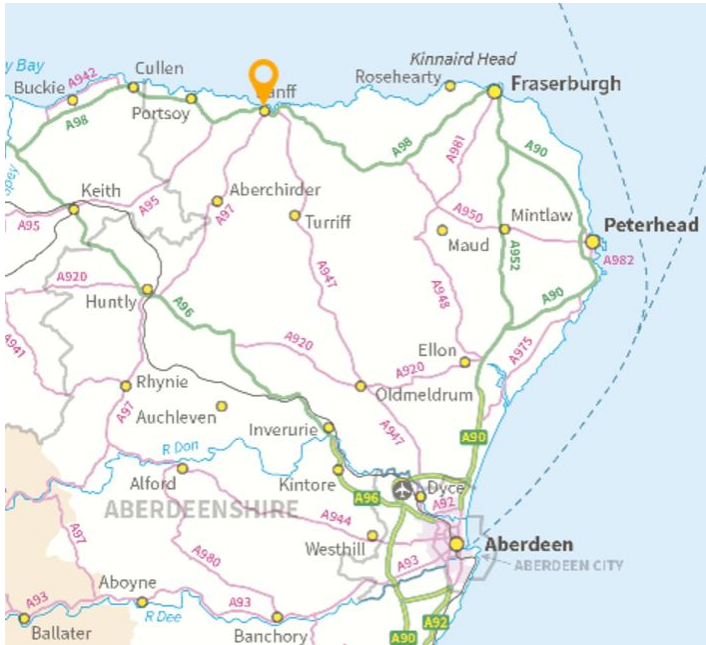
Back Garden



Front of Property



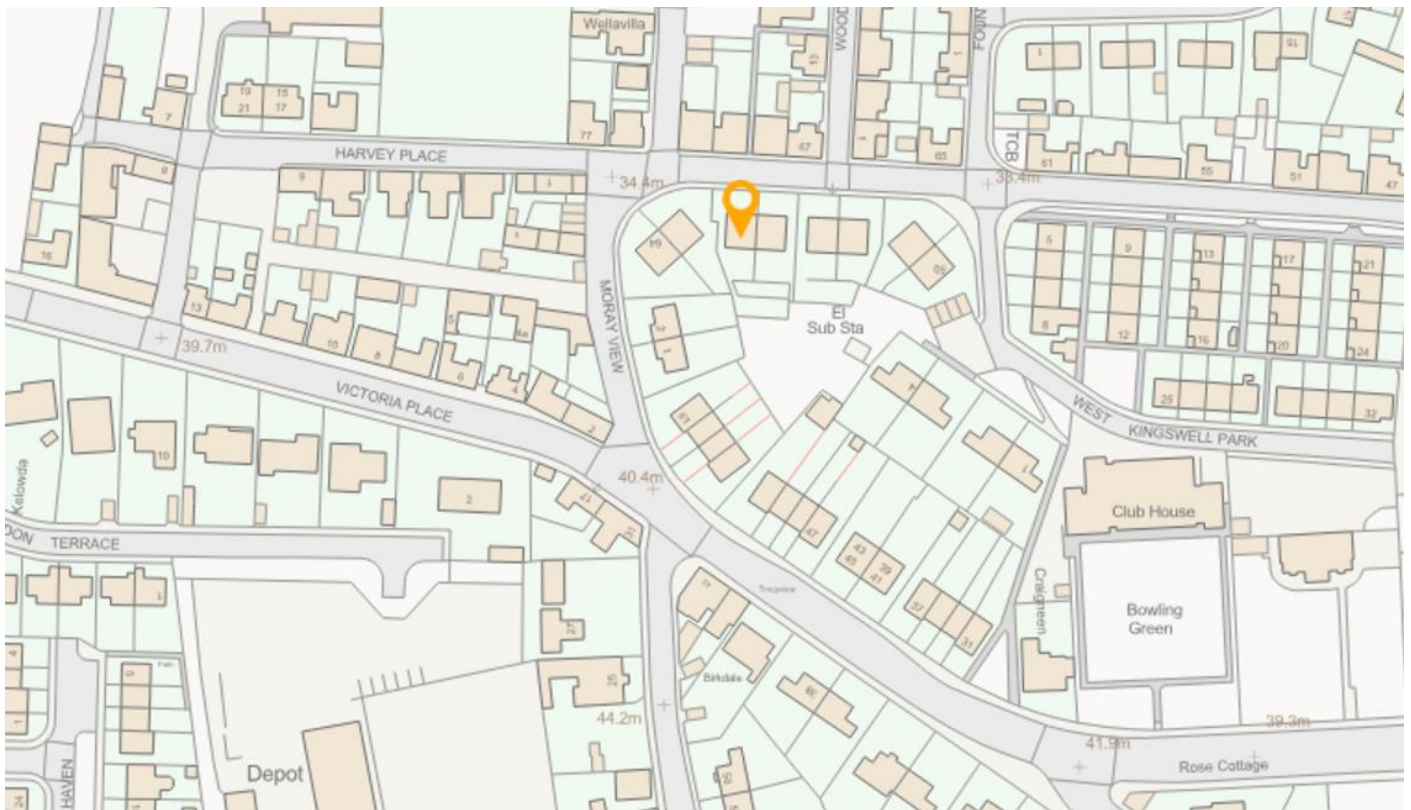
Location



The coastal town of Banff is located in the far North of Aberdeenshire, approximately 45 miles from Aberdeen and 26 miles from Fraserburgh.

Banff is well-equipped with shops, health care services, eateries, and has a community and sports centre featuring a swimming pool, climbing wall, and gym. There is nursery and primary schooling provision, and Banff Academy provides secondary education. It is also renowned for the famous “Spotty Bag” shop.

The recreational activities are abundant with proximity to the Cairngorms National Park, outdoor enthusiasts can partake in hiking, mountain biking, fishing, and wildlife spotting. Closer to Banff there are even more opportunities to enjoy the outdoors with quaint villages and beaches dotted along the picturesque coastline.



Further Information

For further information please contact:
Empty Homes Team – 01467 533027 or 01467 468640
emptyhomes@aberdeenshire.gov.uk