



Your Fraserburgh Solicitors



**STEADFAST, MUIR ROAD, MEMSIE, FRASERBURGH,
ABERDEENSHIRE, AB43 7AN**

**Offers Over
£285,000**

- DETACHED BUNGALOW
- 4 BEDROOMS
- OIL CENTRAL HEATING
- OFF ROAD PARKING

- INTEGRAL GARAGE
- COUNCIL TAX BAND - F
- EPC RATING - D

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ENTRANCE VESTIBULE



HALLWAY ALTERNATIVE VIEW



LIVING ROOM



LIVING ROOM ALTERNATIVE VIEW



KITCHEN



KITCHEN FAMILY AREA



FAMILY AREA



DINING AREA



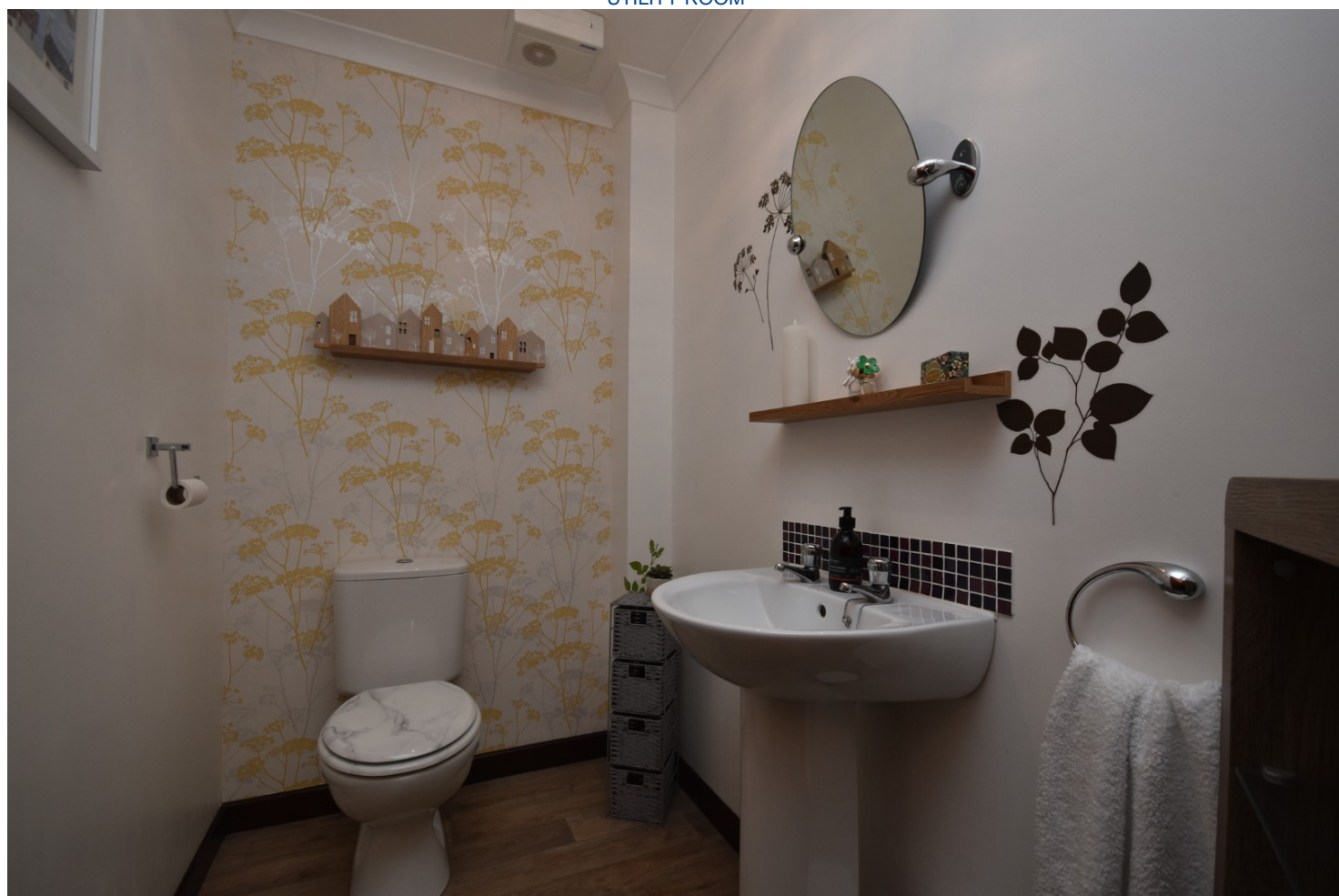
FAMILY ROOM



FAMILY ROOM ALTERNATIVE VIEW



UTILITY ROOM



WC



BATHROOM



BATHROOM ALTERNATIVE VIEW



BEDROOM 1



BEDROOM 1 ALTERNATIVE VIEW



BEDROOM 2



BEDROOM 2 ALTERNATIVE VIEW



BEDROOM 3



BEDROOM 3 ALTERNATIVE VIEW



BEDROOM 4



BEDROOM 4 ALTERNATIVE VIEW



FRONT ALTERNATIVE VIEW



SIDE



REAR OF PROPERTY



REAR GARDEN



REAR GARDEN ALTERNATIVE VIEW

DESCRIPTION

Steadfast bungalow situated in the village of Memsie which is a short drive from Fraserburgh. The property would be ideal for growing families and is in move in condition.

The property benefits from oil central heating and full double glazing.

Accommodation comprises of, large entrance vestibule, living room, WC, open plan kitchen/dining and family area with new doors fitted which lead into the rear garden, modern four piece bathroom suite, four double bedrooms and a sauna with a shower in bedroom four.

Outside there is a large garden to the front with driveway leading to the side of the property, integral garage and a fully enclosed garden to the rear.

ENTRY

By arrangement

VIEWING ARRANGEMENTS

Call agents on

MEASUREMENTS

Entrance vestibule - 2m x 1.8m

Living room - 5.9m x 4.7m

Kitchen/dining area - 6.5m x 5.9m

Dining room - 3.6m x 3.6m

Utility room - 2.4m x 2m

Bathroom 4m x 2.6m

WC - 2.1m x 1.3m

Bedroom 1 - 4m x 4m

Bedroom 2 - 3.9m x 3.8m

Bedroom 3 - 4.5m x 3.8m

Bedroom 4 - 4.6m x 3.8m

Whilst these particulars are believed to be correct they are not warranted and are not to form part of any contract of sale