

From mountain to sea

# **Low Cost Shared Equity Property FOR SALE**

**15 Wester Balmanno Way, Marykirk, AB30 1TE**

**2 Bedroom Mid Terrace House**

**£85,800**



## Low Cost Shared Equity Property Schedule

| Description   | Price  |
|---|--|
| Ground Floor: Hall, Kitchen, Living / Dining Room with patio doors to the garden and WC.<br>First Floor: 2 Double Bedrooms and a Family Bathroom. | £85,800  |
| Floor Space   | Income Threshold   |
| 67m <sup>2</sup>  | £33,000 or less  |
| Included in Sale  | Factoring Charge   |
| White Goods, Blinds, and Flooring are included in the sale  | Approximately £50 every 6 months.<br>Covers maintenance of communal areas                        |
| Parking Arrangements  | Council Tax Band   |
| Parking Spaces available directly outside front of property   | B  |
| Garden  | Year Built   |
| Private Garden  | 2009   |
| Heating Type  | Eligibility Criteria   |
| Gas Central Heating   | See Guidance notes for Eligibility Criteria  |
| Energy Performance Rating   | Closing Date   |
| D   | Return applications as soon as possible.<br>Applications will be assessed on a first come basis. |

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 this schedule and the information is believed to be correct, it does not warrant or constitute any offer or contract.

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Living Room



Alternative View of Living Room



Alternative View of Living Room



Downstairs WC





**Kitchen**



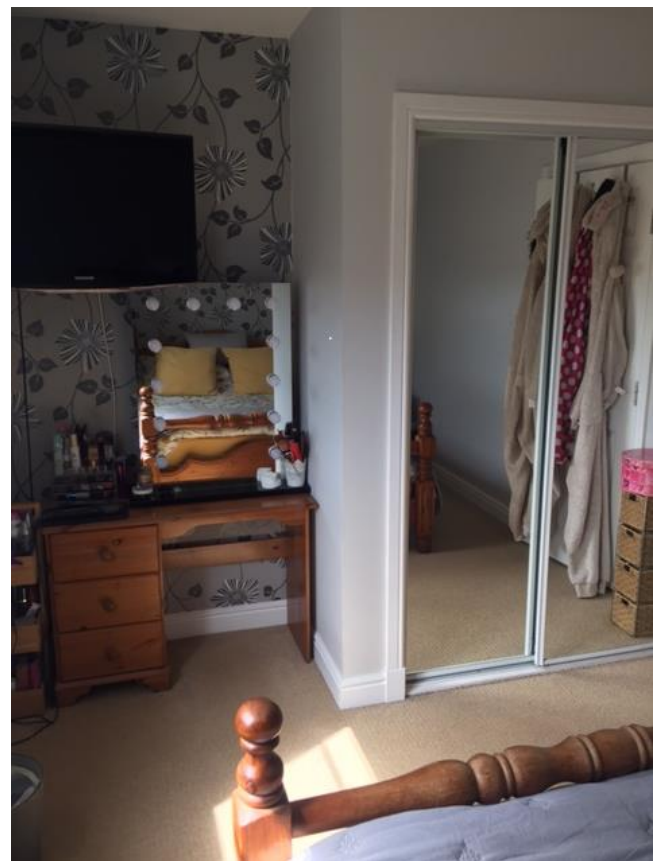
**Alternative view of Kitchen**



**Bedroom 1**



**Alternative View of Bedroom 1**



Bedroom 2



Alternative View of Bedroom 2



Bathroom



Upper Hall

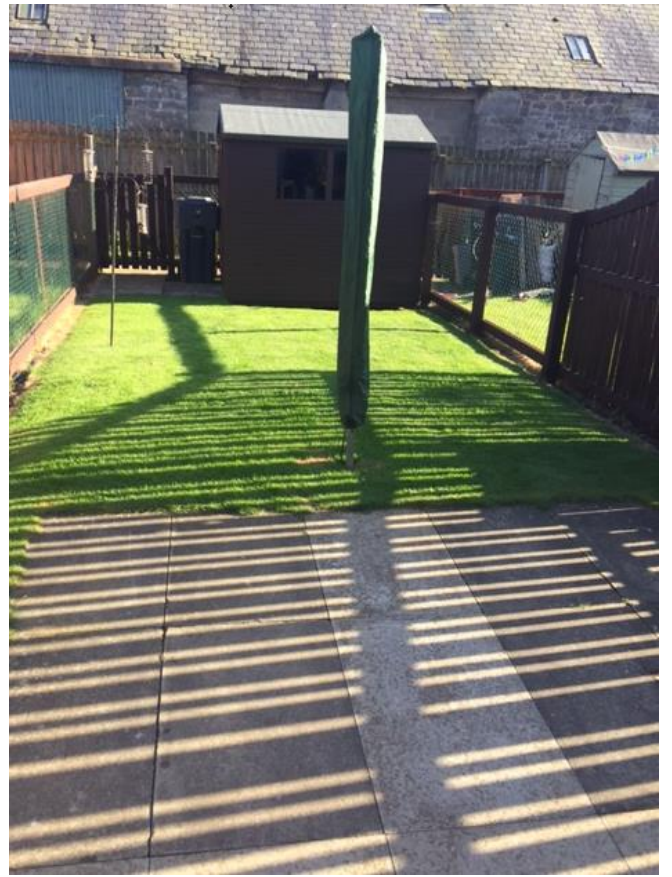




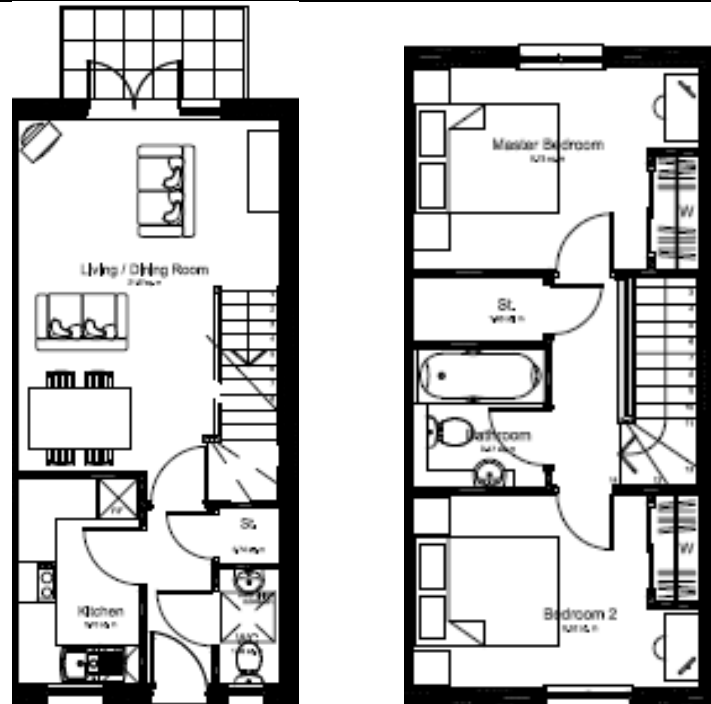
Garden



Alternative View of Garden



Floor Plan



## Location



Marykirk is conveniently located close to the bigger towns of Laurencekirk and Montrose and within easy commuting distance of both Aberdeen and Dundee.



## Further Information

For further information please contact:

Development Officer - 01467 539457

[LCHO@aberdeenshire.gov.uk](mailto:LCHO@aberdeenshire.gov.uk)