



**Ground Floor, Main Door Flat**  
**64 Marine Road, Port Bannatyne, Isle of Bute**  
**offers over £75,000**

**Hannay Fraser & Co**



### **Location & Description**

Great opportunity to acquire this ground floor, main door flat within a refurbished building situated on the seafront within the village of Port Bannatyne. The newly completed marina, golf course and public transport are all within easy walking distance.

The property comprises, spacious hallway, open plan lounge/kitchen area, the lounge benefiting from fabulous un-interrupted sea views and the kitchen benefits from a range of high gloss finish base and wall mounted units, electric hob and oven, stainless steel sink and drainer, with space for a washing machine and fridge. There are two bedrooms both of which are situated to the rear of the property and a bathroom comprising bath, wash hand basin and WC.

The property further benefits from double glazing, gas central heating and shared drying green.

### **Measurements**

Ent Vestibule	0.975 x 1.177m
Hallway	
Lounge	3.533 x 4.923m
Kitchen	2.454 x 2.972m
Bedroom One	2.830 x 3.665m
Bedroom Two	1.934 x 3.272m
Bathroom	1.835 x 2.059m

Viewing By Appointment through Hannay Fraser & Co  
Council Tax Band A

Whilst we endeavour to make these particulars as accurate as possible, they do not form part of any contract or offer nor are they guaranteed. Measurements are approximate. If there is any part of these particulars that you find misleading or simply wish clarification on any point, please contact our office immediately where we will endeavour to assist you in any way possible.

**Telephone Hannay Fraser & Co on 01700 503 112**

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