

From mountain to sea

Empty Property Matchmaker Scheme FOR SALE

5 Shoretack Court, Gourdon, Montrose, DD10 0NB

**3 bedroom ground floor flat
OIRO £99,950**



Empty Property Matchmaker Scheme - Property Schedule

Description

3 bedroom ground floor flat with own door, utility room, and off street parking

Condition of Property

Needs some repairs or updates

Asking Price

OIRO £99,950

Open Market Valuation

£105,000

Estate Agent

T. Duncan & Company, Montrose
[5 Shorelack Court Gourdon](#)

Heating Type

Electric

Energy Performance Rating

Band D

Council Tax Band

Band C

Garden

Small courtyard with outside storeroom.

Included in Sale

Dishwasher

Additional Information

Excellent sea view. Half the windows have been renewed. Storage heaters need replacing.

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



Hallway



Bedroom 1



Bedroom 2



Bedroom 3



Bathroom



View of Property



Window View



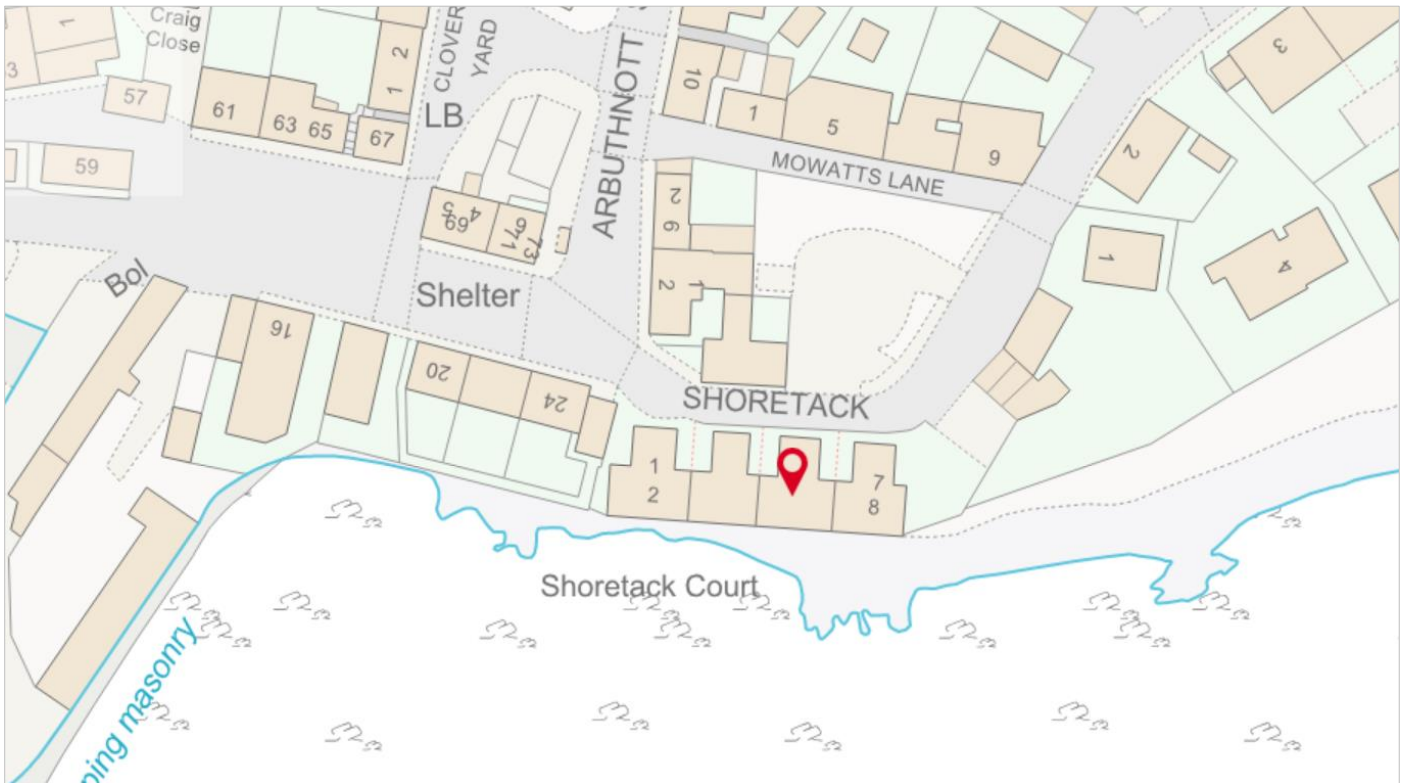
Location



Gourdon is a peaceful coastal village situated between Montrose and Stonehaven. Aberdeen lies just 27 miles away and Montrose only 12 miles away, offering a balance of peace and convenience.

Gourdon has a couple of takeaways, a bar, seafood shop, a playpark, and primary school. Secondary education is available in nearby Stonehaven. Less than 2 miles away, the coastal village of Inverbervie provides healthcare services and additional shops. Further shops, eateries, and healthcare services are found in Montrose and Stonehaven.

Surrounding Gourdon, there are more attractive coastal villages and towns, offering a range of recreational activities with picturesque coastal trails, beaches, Montrose Basin, a golf course, historical sites to visit, and opportunities for wildlife spotting.



Further Information

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