



## **BUCKHAVEN**

### **61 RANDOLPH STREET**

**PRICE:**

**FIXED PRICE £15,000**

**RATEABLE  
VALUE:**

**£1300 PER ANNUM BUT SMALL BUSINES BONUS  
RELIEF CURRENTLY APPLIES AND NO RATES ARE  
PAYABLE.**

**VIEWING:**

**CONTACT FIFE PROPERTIES (01333) 423377**

**FEATURES:**

**LOCK UP SHOP PREMISES IN NEED OF UPGRADING BUT  
IN PRESENT CONDITION COULD EASILY BE ADAPTED  
FOR STORAGE PURPOSES. FRONT SHOP WITH DISPLAY  
WINDOW AND ENTRANCE DOOR EACH HAVING A  
ROLLER SHUTTER.THE BACK SHOP HAS A SINK AND  
WINDOW TO THE REAR AND THERE IS ALSO A WC  
CLOSE BY.**

**PARTICULARS:**

Roller shutters to both display window and entrance door which opens into the front shop.

**Front shop - 15'5" x 12'0"**

Counter and shelving and doorway to rear shop.

**Rear Shop - 13'7" x 8'6"**

Storage shelving, sink unit and window to rear.

**W.C. Apartment**

This is accessed from the entrance hallway to the flats above. It is located to the rear of the hallway underneath the stairwell.

**Whilst every care has been taken in the preparation of these details we cannot guarantee their accuracy and it is not intended to nor will they form part of any contract. All measurements are taken with a sonic tape. The heating system was not tested by the Selling Agents.**

# **FIFE PROPERTIES**

## **THE COMPLETE MOVING PACKAGE**

### **MORTGAGES**

WE CAN ADVISE ON ALL TYPES OF MORTGAGES UP TO 100% AND TO INCLUDE EXTRA FUNDING FOR SOLICITORS AND SURVEY FEES IF NECESSARY. WE ARE INDEPENDENT MORTGAGE ADVISERS AND HAVE ACCESS TO FUNDS FROM ALL MAJOR LENDERS. YOU DO NOT HAVE TO BE INTERESTED IN ONE OF OUR PROPERTIES FOR SALE TO ASK FOR FREE MORTGAGE ADVICE. WE GUARANTEE TO FIND YOU THE BEST MORTGAGE PRODUCT TO MATCH YOUR REQUIREMENTS USING OUR COMPUTERISED QUOTING SYSTEM.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

### **HOUSE SALES SERVICE**

WE HOPE THAT YOU FIND THE PROPERTY OF INTEREST. IF SO, YOU MAY NEED RELIABLE ADVICE ON THE MARKETING OF YOUR EXISTING HOME. WE ARE HAPPY TO PROVIDE THIS AS PART OF OUR FREE PRE-SALES ADVICE SERVICE, WHICH INCLUDES A FREE VALUATION OF YOUR EXISTING PROPERTY, THE PROVISION OF A MARKETING PLAN AND A COMPREHENSIVE BREAKDOWN OF ALL FEES AND OUTLAYS INCLUDING SOLICITORS CHARGES.

### **FOLDER FOR HOUSE PARTICULARS**

WE WOULD LIKE TO TAKE THIS OPPORTUNITY TO THANK THE ADVERTISERS FOR THEIR SUPPORT AND TO PASS ON OUR ACKNOWLEDGEMENT THAT WITHOUT THEIR VALUABLE HELP THE PRODUCTION OF THIS HIGH QUALITY DOCUMENT WOULD NOT HAVE BEEN POSSIBLE. WE COMMEND THE ADVERTISERS TO OUR CLIENTS AND ASK YOU BEAR THEM IN MIND.