Townhouse in Tarxien

Tarxien, South



€1,700,000

Reference No: 240011147-232

Total Rooms: **13**

Floor Area (m??) : **800**

Bathrooms: **2**

Bedrooms: **5**

Townhouse - For Sale - Tarxien

Unique UCA Townhouse with Exceptional Potential A truly unique townhouse situated in a charming and peaceful village, tucked away in a very quiet area while enjoying the character and tranquillity of its surroundings. Located within a UCA (Urban Conservation Area), this impressive property currently comprises 5 bedrooms, with excellent potential to create additional bedrooms or living spaces depending on the new owner's requirements. One of the property's standout features is its remarkable circa 600sqm of outdoor space, a rare find for a townhouse of this type. The property also benefits from 3 traditional wells, an interconnected garage, and beautiful open views from roof level. Although the property requires conversion, once restored it has the potential to become a spectacular family residence, combining traditional Maltese character with generous indoor and outdoor living areas. Alternatively, its size, layout and location could make it an interesting rental investment opportunity, including the potential for short-let/Airbnb accommodation, subject to the necessary permits and approvals. Being situated in a UCA may also offer certain advantages when undertaking a restoration project, subject to applicable regulations. Freehold. A rare property offering space, character and outstanding potential. Contact your preferred agent today for further information or to arrange a viewing.

Features

- Kitchen/Dinette
- Entrance Hall
- Electricity Utility
- Gypsum Plastering
- Double Glazed
- Roof Terrace
- Walk in Wardrobe
- Water Utility
- Soffit Ceilings
- Skirting
- Partially Furnished

Rooms

- Double Bedroom : 3.26 x 4.53 m (14.77 m2)
- Double Bedroom : 4.28 x 3.85 m (16.48 m2)
- Double Bedroom : 3.69 x 4.5 m (16.61 m2)
- Double Bedroom : 5.2 x 4.57 m (23.76 m2)
- Double Bedroom : 4.45 x 3.44 m (15.31 m2)

- Kitchen : 4.59 x 3.42 m (15.7 m2)
- Dining : 4.32 x 3.86 m (16.68 m2)
- Sitting : 3.11 x 4.37 m (13.59 m2)
- Walk In Wardrobe : 1.25 x 3.45 m (4.31 m2)
- Office / Study : 2.85 x 3.7 m (10.55 m2)
- Kitchen Pantry : 3.83 x 2.84 m (10.88 m2)
- Hallway : 2.01 x 4.17 m (8.38 m2)
- Garage : 6.2 x 3.3 m (20.46 m2)
- Shower : 1.25 x 3.45 m (4.31 m2)
- Bathroom : 2.8 x 3.24 m (9.07 m2)

Gallery





























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