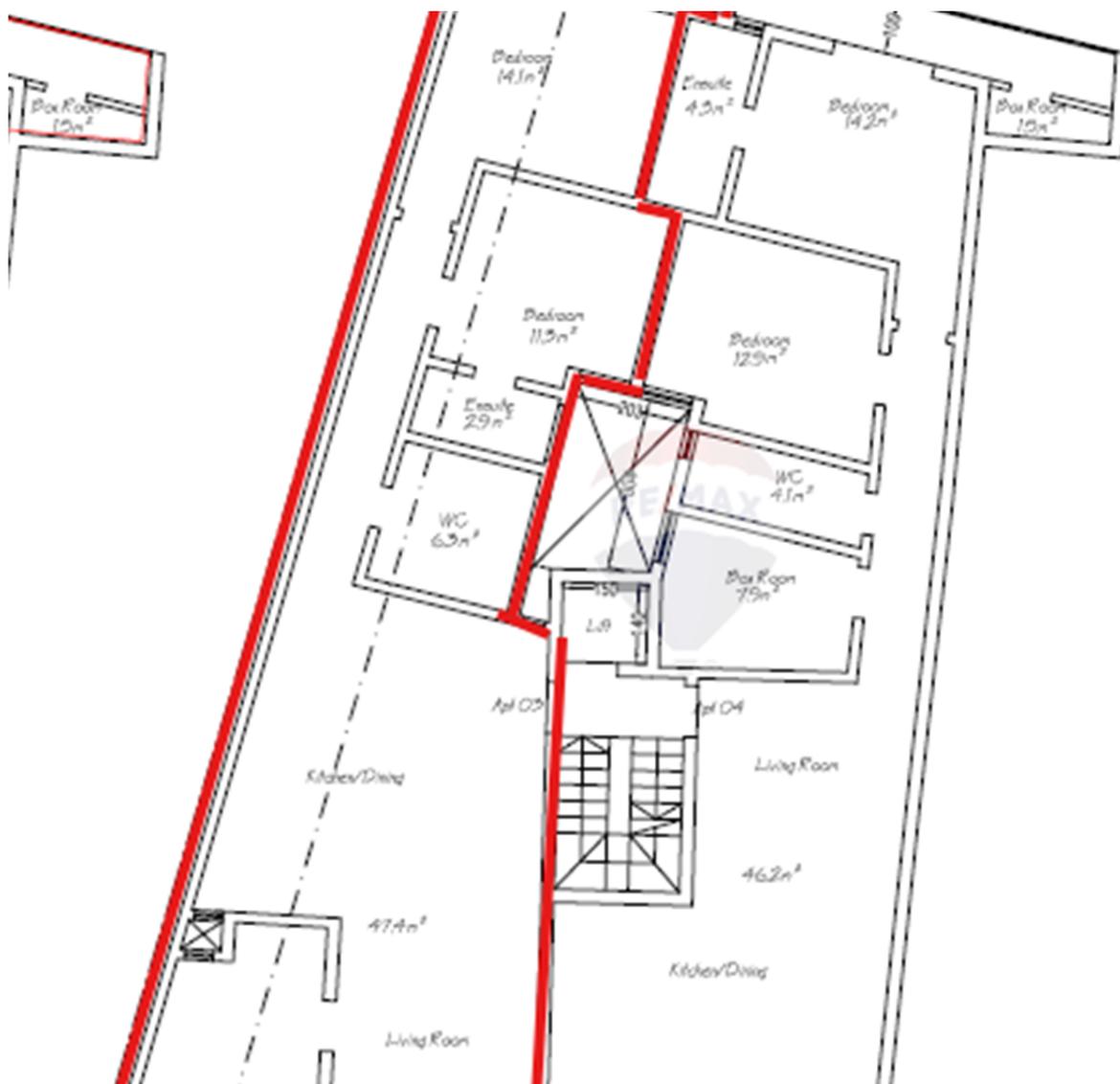


# Apartment in Gozo - Nadur



## Gozo - Nadur, Gozo



**€230,000**

Reference No: 240031062-142

 Total Rooms: 6

 Floor Area (m²) : 133

 Bathrooms: 2

 Bedrooms: 3

# Apartment - For Sale - Gozo - Nadur

Located in the charming village of Nadur, this first floor apartment situated within a UCA (Urban Conservation Area) and benefits from the attractive Government tax-free scheme, making it an excellent opportunity for buyers seeking both value and location. The property is just a short walking distance from the lively village centre, Nadur Parish Square, where one can find cafés, restaurants, shops, and everyday amenities. Set in a small block of only six apartments. Upon entering, one is welcomed by a spacious open plan kitchen, living, and dining area, a hallway leads to two double bedrooms, both offering ample space. The main bedroom benefits from a private ensuite facility and a main bathroom serving the rest of the apartment. At the rear, one finds a good-sized balcony. The apartment is being offered on plan to be sold in shell form,. Garages also available at an extra cost. With its central location, tax advantages, and practical layout, this property is ideal for first-time home buyers or as a rental investment.

## Features

## Rooms

- ✓ Kitchen/Living/Dining : 5.5 x 10 m (55 m<sup>2</sup>)
- ✓ Double Bedroom : 3.1 x 4.75 m (14.72 m<sup>2</sup>)
- ✓ Double Bedroom : 3.4 x 3.5 m (11.9 m<sup>2</sup>)
- ✓ Double Bedroom : 3.8 x 3.7 m (14.06 m<sup>2</sup>)
- ✓ Hallway : 1 x 8 m (8 m<sup>2</sup>)
- ✓ Bathroom : 2.5 x 2.5 m (6.25 m<sup>2</sup>)
- ✓ Shower Ensuite : 2.5 x 1.2 m (3 m<sup>2</sup>)
- ✓ Open Space : 1 x 4.5 m (4.5 m<sup>2</sup>)

# Gallery





**Simone Incorvaja**

RE/MAX Property Centre - Victoria

M: 79205525

E: [sincorvaja@remax.com.mt](mailto:sincorvaja@remax.com.mt)

T: 21566284

**RE/MAX Property Centre - Victoria**

11, Independence Square, Gozo - Victoria, Malta