

# Plot in Xemxija




## Xemxija, North



**€905,000**

Reference No: 240061162-451

 Total Rooms: **9**

 Floor Area (m<sup>2</sup>) : **255**

 Bathrooms: **5**

 Bedrooms: **3**

# Plot - For Sale - Xemxija

XEMXIJA - An exceptional opportunity to acquire a spacious plot for semi-detached villa, measuring approximately 255 SQM, located in a highly desirable residential area of Xemxija. Being sold with approved permits, this plot offers the perfect setting to create a high-quality residence, with generous outdoor space.

## Features

- ✓ Lift
- ✓ Entrance Hall
- ✓ Pool
- ✓ Air Space
- ✓ Deck
- ✓ Roof Terrace
- ✓ Walk in Wardrobe
- ✓ Passenger Lift
- ✓ Terrace
- ✓ Balcony
- ✓ Back Yard
- ✓ Pool Deck

## Rooms

- ✓ Kitchen/Living/Dining : 5.5 x 13.5 m (74.25 m<sup>2</sup>)
- ✓ Double Bedroom : 4.2 x 4.5 m (18.9 m<sup>2</sup>)
- ✓ Double Bedroom : 3.9 x 4 m (15.6 m<sup>2</sup>)
- ✓ Double Bedroom : 4.1 x 4.05 m (16.6 m<sup>2</sup>)
- ✓ Bathroom : 3.55 x 3 m (10.65 m<sup>2</sup>)
- ✓ Bathroom : 3.55 x 3 m (10.65 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 2 x 3 m (6 m<sup>2</sup>)
- ✓ Shower Ensuite : 1.8 x 3 m (5.4 m<sup>2</sup>)
- ✓ Guest Toilet : 2 x 2.5 m (5 m<sup>2</sup>)
- ✓ Open Space : 1.5 x 3.2 m (4.8 m<sup>2</sup>)
- ✓ Open Space : 4.31 x 4.29 m (18.49 m<sup>2</sup>)

# Gallery





**Jean Claude Portelli Coleiro**

RE/MAX Superior - Fgura

M: 77585833

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

T: 23910000

**RE/MAX Superior - Fgura**

368, Zabbar Road, Fgura, Malta