## Palazzino in Birkirkara



#### Birkirkara, Central



€0

Reference No: 240081123-19

Total Rooms: 15

P☐ Bedrooms: **5** 

Floor Area (m²): **1100** 

Bathrooms: 3

### Palazzino - For Sale - Birkirkara

Welcome to this exquisite 17th-century Baroque-style Palazzino in Birkirkara, Malta. Situated on a charming street. Upon entering this double-fronted property, you are greeted by its grand entrance hall, which spans the entire length of the home. Large rooms branch off from either side of the hall, leading to a magnificent 500sqm mature garden at the rear. The front rooms include a garage and study, followed by a sitting room and a stairwell to the first floor. A spacious central courtyard, features an impressive dining room, perfect for all fresco entertaining. At the rear of the property, you will find a large bathroom, kitchen, and living room, overlooking the serene garden. On the first floor, a traditional Sala Nobile greets you as you ascend the stairwell. A grand hallway provides access to four generously sized bedrooms, including a main bedroom with an ensuite. Additionally, there is a large family bathroom and a stunning terrace that overlooks the garden towards the rear. The garden itself is a lush 500sqm oasis, adorned with various fruit trees and four garden rooms. It offers ample space for a pool, decking, and entertainment areas. The garden also houses a large water reservoir and a wartime bomb shelter. Furthermore, there is a cellar and a well beneath the property. At roof level, 300sqm of space awaits, offering the potential for a spectacular roof terrace or the potential to extend the internal living space of the property if permits are approved. This Palazzino is a perfect blend of historic charm and modern potential, offering a unique and luxurious living experience. The property is also surrounded by ongoing renovations and new residents, creating a vibrant and evolving neighbourhood.

#### **Features**

- Ceramic Floor
- ✓ Walk in Wardrobe
- Fire Place Heating
- PVC Piping
- Terrace
- Central Courtyard
- Space For Pool
- ✓ Garden

- En Suite
- Entrance Hall
- Water Utility
- Pattern Tiles
- Yard
- Air Space
- ✓ Well

#### Rooms

- ✓ Hall: 7.3 x 2.9 m (21.17 m2)
- Office / Study : 3.8 x 4.8 m (18.24 m2)

- Double Bedroom : 4.3 x 4.3 m (18.49 m2)
- Open Space : 8 x 12.1 m (96.8 m2)
- ✓ Dining: 8 x 2.9 m (23.2 m2)
- ✓ Living: 4.6 x 5.3 m (24.38 m2)
- Office / Study : 2.3 x 4.7 m (10.81 m2)
- ✓ Bathroom : 2 x 3.2 m (6.4 m2)
- Kitchen: 3.7 x 4.3 m (15.91 m2)
- ✓ Kitchen Pantry: 1.4 x 1 m (1.4 m2)
- ✓ Hall: 7.8 x 3.8 m (29.64 m2)
- ✓ Double Bedroom : 3.8 x 4.8 m (18.24 m2)
- ✓ Double Bedroom : 4.3 x 4.3 m (18.49 m2)
- ✓ Hallway : 8 x 2.9 m (23.2 m2)
- ✓ Double Bedroom : 4.6 x 5.3 m (24.38 m2)
- ✓ Walk In Wardrobe : 4.7 x 2.3 m (10.81 m2)
- ✓ Double Bedroom : 3.7 x 4.3 m (15.91 m2)
- ✓ Shower Ensuite : 1.4 x 1 m (1.4 m2)
- ✓ Bathroom : 2 x 3.2 m (6.4 m2)
- ✓ Open Space : 21 x 24 m (504 m2)

# **Gallery**













































































**Sean Busuttil Cordina** RE/MAX Central - Birkirkara

M: 79005100

E: sean@remaxcentral.com.mt

T: 21480165

#### **RE/MAX Central - Birkirkara**

Central Real Estate LTD, Triq Dun Karm, Birkirkara, Malta