

# Apartment in Birzebbuġa

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Birzebbuġa, South



**€447,000**

Reference No: 240081143-29

 Total Rooms: 7

 Floor Area (m<sup>2</sup>) : 147

 Bathrooms: 2

 Bedrooms: 3

# Apartment - For Sale - Birzebbuġa

Located in the sought-after Tal-Papa area of Birzebbuġa, this larger than usual three-bedroom apartment offers comfortable living in a quiet residential setting, just a short five-minute walk from the seafront. The property is fully furnished and enjoys excellent natural light throughout, making it ideal for families or buyers seeking a well-balanced coastal home. The layout features a spacious open-plan kitchen, living and dining area, fitted with a solid wood kitchen and complemented by solid wood internal doors throughout. Three well-proportioned bedrooms are included, with the main bedroom benefiting from an ensuite shower room, while the main bathroom is equipped with a bath and bidet. Additional features include a dedicated laundry room, front terrace, and a back balcony, offering practical outdoor space for daily use. The apartment is served with a lift, equipped with three air-conditioning units, and forms part of a well-kept block. The property is being sold freehold. An optional semi-basement two-car garage is available, located directly beneath the building and served with lift access. The garage includes additional storage, electricity, water, and is pre-equipped for an independent car charger. A well-located, move-in-ready home combining space, comfort, and convenience in one of Birzebbuġa's most established residential areas.

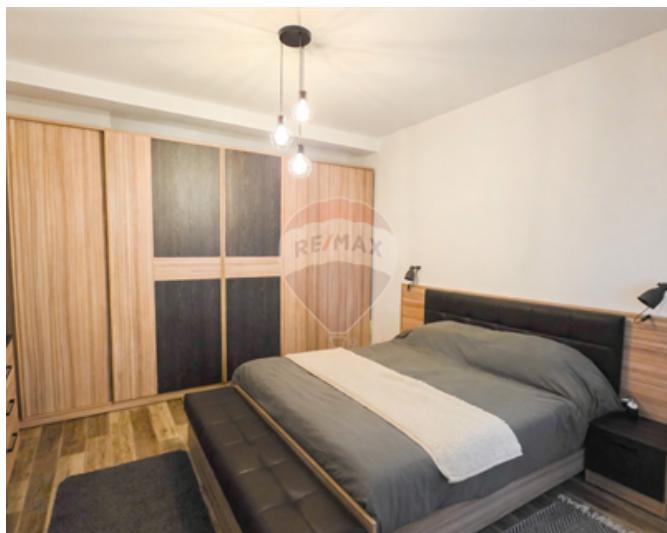
## Features

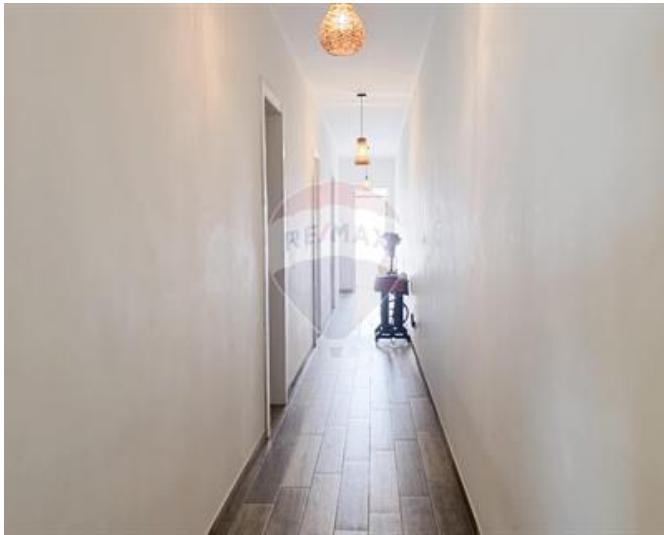
- ✓ Lift
- ✓ Terrace
- ✓ A/C
- ✓ Balcony

## Rooms

- ✓ Kitchen/Living/Dining : 10.94 x 5.1 m (55.79 m<sup>2</sup>)
- ✓ Double Bedroom : 4.58 x 3.75 m (17.18 m<sup>2</sup>)
- ✓ Shower Ensuite : 1.5 x 2.1 m (3.15 m<sup>2</sup>)
- ✓ Bathroom : 2.1 x 2.48 m (5.21 m<sup>2</sup>)
- ✓ Double Bedroom : 3.75 x 3.15 m (11.81 m<sup>2</sup>)
- ✓ Single Bedroom : 3.32 x 3.35 m (11.12 m<sup>2</sup>)
- ✓ Laundry : 1.58 x 1.57 m (2.48 m<sup>2</sup>)
- ✓ Open Space : 5.01 x 1.87 m (9.37 m<sup>2</sup>)
- ✓ Open Space : 5.01 x 1.3 m (6.51 m<sup>2</sup>)

# Gallery







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