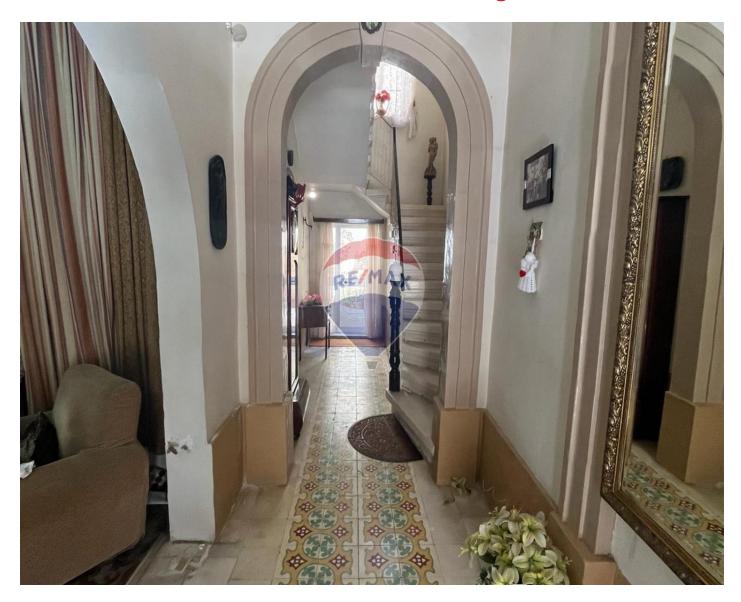
## **Townhouse in Sliema**



Reference No: 240091044-343

#### Sliema, Sliema and St Julians Surroundings



€530,000

Total Rooms: 6

Bathrooms: 2

Floor Area (m²): 160

P☐ Bedrooms: 3

### **Townhouse - For Sale - Sliema**

Sliema Great property opportunity with this 3-bedroom unconverted townhouse in Sliema, especially given its proximity to the seafront. The potential for converting it into a lovely home adds significant value. Additionally, the UCA (Urban Conservation Area) benefit of tax exemption until the end of 2024 is definitely a plus for prospective buyers looking to invest in such a project. This could be an attractive option for those interested in renovating and customizing a property in a prime location like Sliema. The property also has the potential to be converted into a small guesthouse. If you have any specific questions or need further information about this property. For more information contact your RE/MAX Estate agent.

#### **Features**

- ✓ Kitchen/Dinette
- En Suite
- Electricity Utility
- Air Space
- Back Yard
- ✓ Garden

- Ceramic Floor
- Entrance Hall
- Yard
- Balcony
- Roof Terrace

#### Rooms

Kitchen/Living/Dining: 3.8 x 12 m (45.6 m2)

Double Bedroom : 3.9 x 4.2 m (16.38 m2)

✓ Bathroom : 2.89 x 1.78 m (5.14 m2)

Double Bedroom : 5.26 x 3.5 m (18.41 m2)

✓ Bathroom Ensuite : 1.56 x 2.75 m (4.29 m2)

Open Space : 5 x 2.95 m (14.75 m2)

Double Bedroom : 3.3 x 3.2 m (10.56 m2)

# Gallery









**Sean Ellul Sullivan** RE/MAX Crown - Sliema

M: 99139218

E: sean@remaxcrown.com

T: 21342410

#### **RE/MAX Crown - Sliema**

165, 166, 169, Tower Road, Sliema, Malta