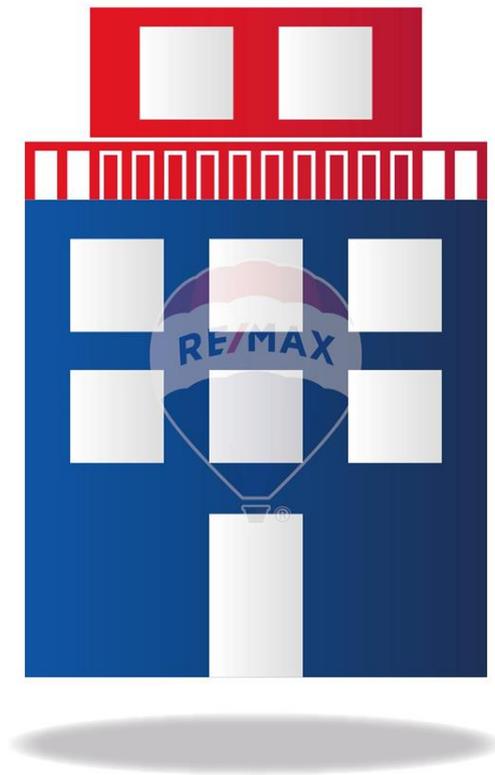


# Penthouse Duplex in St Julian's



**St Julian's, Sliema and St Julians Surroundings**



**€770,000**

Reference No: 240151140-72

 Total Rooms: **7**

 Floor Area (m<sup>2</sup>) : **155**

 Bathrooms: **2**

 Bedrooms: **2**

# Penthouse Duplex - For Sale - St Julian's

Nestled in the highly sought-after residential area of The Village, St. Julian's, this spacious 2-bedroom penthouse with a study and pantry offers a fantastic opportunity for those looking to design their dream home. Being sold in shell form, this property provides the flexibility to create a modern and stylish living space in one of Malta's most desirable locations. Spanning a generous internal area, the penthouse features a well-planned open-plan kitchen, living, and dining area, designed to maximize natural light and space. The front terrace offers breathtaking open views, making it an ideal spot for relaxation or entertaining guests. This property includes two double bedrooms, with the main bedroom benefiting from an en-suite bathroom, while the second bedroom is bright and spacious. A separate study provides the perfect space for a home office or guest room, adding versatility to the layout. Additionally, a pantry offers extra storage, enhancing practicality and convenience. Situated in a peaceful residential area, this penthouse offers a tranquil setting while remaining close to everyday amenities. The property forms part of a small, well-maintained block, with lift access starting from the first floor. The airspace is included, offering the potential for further customization or future expansion. Whether you are looking for a stylish residence or a valuable investment opportunity, this penthouse offers the perfect blend of comfort, location, and potential.

## Features

- ✓ Water Utility
- ✓ Electricity Utility
- ✓ Terrace
- ✓ Air Space
- ✓ Balcony

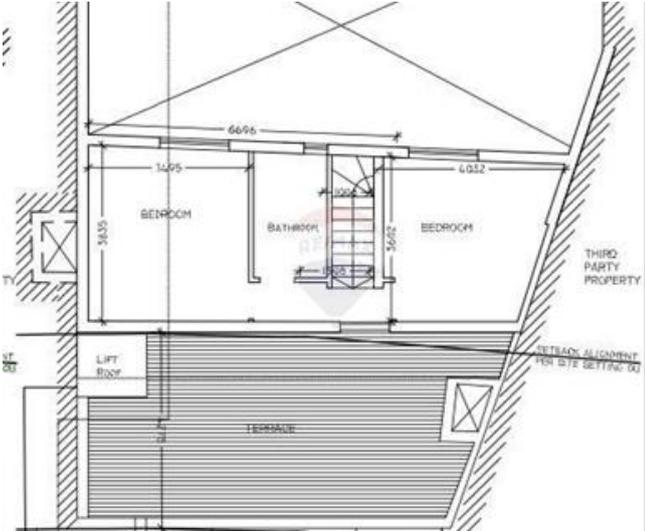
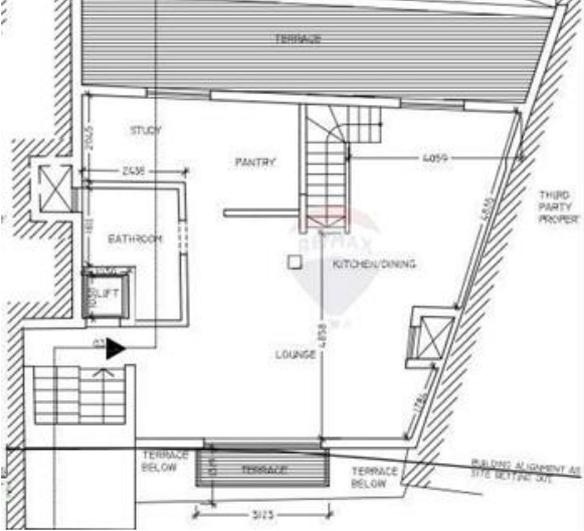
## Rooms

- ✓ Double Bedroom : 3.8 x 3.4 m (12.92 m<sup>2</sup>)
- ✓ Double Bedroom : 3.6 x 4 m (14.4 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 2.2 x 2.5 m (5.5 m<sup>2</sup>)
- ✓ Open Space : 10 x 4 m (40 m<sup>2</sup>)
- ✓ Open Space : 10 x 2 m (20 m<sup>2</sup>)
- ✓ Kitchen Pantry : 6 x 2 m (12 m<sup>2</sup>)
- ✓ Kitchen/Living/Dining : 4 x 4.8 m (19.2 m<sup>2</sup>)

✓ Sitting : 4.8 x 7 m (33.6 m<sup>2</sup>)

✓ Bathroom : 2.4 x 3 m (7.2 m<sup>2</sup>)

# Gallery





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