

# Townhouse in Sliema



**Sliema, Sliema and St Julians Surroundings**



**€1,625,000**

Reference No: 240171006-2098

 Total Rooms: 11

 Floor Area (m<sup>2</sup>) : 360

 Bathrooms: 4

 Bedrooms: 3

# Townhouse - For Sale - Sliema

An elegant and imposing Townhouse, comprises of a welcoming entrance hall with a side staircase, a spacious sitting room, an office, and a separate dining room, a guest bathroom, a side yard and a large L-shape kitchen/living/breakfast with a wood burning fireplace overlooking a 142sq.m. terrace with a swimming pool. At first floor, one finds three double bedrooms all with en suite facilities, with a walk-in-wardrobe to one of the bedrooms. The staircase is further extended to the roof where one finds a washroom and another room. The property is being sold freehold, with its own airspace and has an 85sq.m interconnecting five car lockable garage at basement level.

## Features

- ✓ En Suite
- ✓ A/C
- ✓ Terrace
- ✓ Balcony
- ✓ Pool Deck
- ✓ Entrance Hall
- ✓ Pool
- ✓ Air Space
- ✓ Back Yard

## Rooms

- ✓ Hall : 2.5 x 4 m (10 m<sup>2</sup>)
- ✓ Sitting : 4.4 x 7.1 m (31.24 m<sup>2</sup>)
- ✓ Office / Study : 4.2 x 4.2 m (17.64 m<sup>2</sup>)
- ✓ Kitchen : 7 x 5 m (35 m<sup>2</sup>)
- ✓ Guest Toilet : 1.7 x 2 m (3.4 m<sup>2</sup>)
- ✓ Double Bedroom : 4.1 x 7.3 m (29.93 m<sup>2</sup>)
- ✓ Double Bedroom : 4 x 4.2 m (16.8 m<sup>2</sup>)
- ✓ Double Bedroom : 4.3 x 5.5 m (23.65 m<sup>2</sup>)
- ✓ Shower Ensuite : 3 x 1.9 m (5.7 m<sup>2</sup>)
- ✓ Shower Ensuite : 1.4 x 1.8 m (2.52 m<sup>2</sup>)
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✓ Office / Study : 3.6 x 2.5 m (9 m<sup>2</sup>)

✓ Open Space : 4 x 4.5 m (18 m<sup>2</sup>)

# Gallery











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