

# Townhouse in Sliema



**Sliema, Sliema and St Julians Surroundings**



**€2,900,000**

Reference No: 240171006-2522

 Total Rooms: **8**

 Floor Area (m<sup>2</sup>): **230**

 Bathrooms: **1**

 Bedrooms: **3**

# Townhouse - For Sale - Sliema

Positioned on one of the area's most sought-after streets, this elegant Double-Fronted Townhouse effortlessly combines timeless character and everyday convenience. The ground floor offers a choice of welcoming living spaces, including a spacious formal lounge and a separate lounge/dining room, perfect for relaxed family living or stylish entertaining. The kitchen/breakfast area leads to a generously sized rear garden, ideal for outdoor enjoyment. Upstairs, you'll find three double bedrooms, two bathrooms, and a utility room and a laundry room on roof level. With its flexible layout, abundant natural light, and prime location in an excellent neighbourhood, this rare offering delivers lifestyle, space, and a true sense of home. All three levels are served with a passenger lift. An optional garage is available for sale.

## Features

- ✓ Passenger Lift
- ✓ Garden

## Rooms

- ✓ Kitchen : 3.6 x 3.9 m (14.04 m<sup>2</sup>)
- ✓ Bathroom : 2 x 2.2 m (4.4 m<sup>2</sup>)
- ✓ Open Space : 2 x 3.5 m (7 m<sup>2</sup>)
- ✓ Double Bedroom : 4.8 x 4 m (19.2 m<sup>2</sup>)
- ✓ Double Bedroom : 6 x 4.7 m (28.2 m<sup>2</sup>)
- ✓ Double Bedroom : 3.8 x 4 m (15.2 m<sup>2</sup>)
- ✓ Office / Study : 4.8 x 4 m (19.2 m<sup>2</sup>)
- ✓ Dining : 8.5 x 3.6 m (30.6 m<sup>2</sup>)
- ✓ Living : 5.5 x 3.8 m (20.9 m<sup>2</sup>)
- ✓ Open Space : 6 x 11 m (66 m<sup>2</sup>)

# Gallery







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