

# Maisonette in Birkirkara



## Birkirkara, Central



**€450,000**

Reference No: 240171030-974

 Total Rooms: 7

 Floor Area (m<sup>2</sup>) : 161

 Bathrooms: 2

 Bedrooms: 3

# Maisonette - For Sale - Birkirkara

A centrally located NEW development in Birkirkara and set in a quiet residential area, this modern and thoughtfully designed block features well-planned, spacious layouts that are ideal for contemporary family living. The building is constructed with insulated materials and energy-efficient apertures, enhancing thermal performance and supporting optimal EPC certification. Optional garages 2 car @€90k each. Each unit enjoys a generous layout comprising an open-plan kitchen, living, and dining area, two or three bedrooms, a main bathroom, a shower en-suite, and balconies that provide natural light throughout. Completion is expected by Dec 2026. This freehold development presents an excellent opportunity for both homeowners and investors seeking modern comfort in a central location. Optional garages further add to the convenience and value of this rare find. Contact your preferred REMAX agent for more information.

## Features

## Rooms

- ✓ Double Bedroom : 4.27 x 2.77 m (11.83 m<sup>2</sup>)
- ✓ Kitchen/Living/Dining : 9.98 x 3.5 m (34.93 m<sup>2</sup>)
- ✓ Dining : 5.97 x 1.96 m (11.7 m<sup>2</sup>)
- ✓ Bathroom : 1.8 x 3.56 m (6.41 m<sup>2</sup>)
- ✓ Double Bedroom : 5.11 x 3.61 m (18.45 m<sup>2</sup>)
- ✓ Double Bedroom : 4.18 x 3.64 m (15.22 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 3.42 x 1.25 m (4.28 m<sup>2</sup>)
- ✓ Open Space : 4 x 6 m (24 m<sup>2</sup>)

# Gallery





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