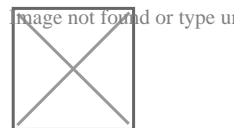


Villa Detached in Mellieha



Mellieha, North



€3,500,000

Reference No: 240171030-994

 Total Rooms: **17**

 Floor Area (m²) : **977**

 Bathrooms: **6**

 Bedrooms: **6**

Villa Detached - For Sale - Mellieha

Mellieha – Santa Maria Estate Positioned within the prestigious Santa Maria Estate, this fully detached, elevated six-bedroom villa occupies a generous plot and has been fully regularised, offering complete peace of mind to prospective purchasers. Designed with contemporary family living in mind, the residence welcomes you through an elegant entrance hall into a bright formal sitting room with a feature fireplace, leading effortlessly into a spacious open-plan kitchen, breakfast, living and dining area. Large glazed openings extend the living space onto an exceptional outdoor entertaining area featuring a massive freeform swimming pool, expansive sun decks, landscaped gardens and multiple outdoor seating areas, creating a private oasis ideal for entertaining or relaxing. The accommodation comprises six generously proportioned bedrooms, arranged to maximise privacy, with several enjoying direct access to the surrounding gardens. The intelligent split-level design separates the entertaining and sleeping quarters while ensuring excellent natural light throughout. The lower ground floor significantly enhances the property's versatility, offering an interconnecting three-car garage, extensive storage and utility areas, together with the potential to create a self-contained flatlet with its own independent entrance, making it ideal for extended family, guests, live-in staff or rental accommodation. With extensive internal living spaces surrounded with mature gardens and one of the largest pool and deck areas in Santa Maria Estate, this residence offers an outstanding balance of luxury, privacy and practicality. A rare opportunity to acquire a substantial family home in one of Malta's most exclusive residential addresses. Viewing is highly recommended. Contact Onyx for more information or to arrange a private viewing.

Features

Rooms

- ✓ Kitchen : 3.3 x 3.66 m (12.08 m²)
- ✓ Living/Dining : 6.5 x 4.5 m (29.25 m²)
- ✓ Hall : 5.4 x 3 m (16.2 m²)
- ✓ Office / Study : 1.5 x 2.1 m (3.15 m²)
- ✓ Double Bedroom : 4 x 5 m (20 m²)
- ✓ Bathroom Ensuite : 2 x 2.9 m (5.8 m²)
- ✓ Double Bedroom : 4 x 3.7 m (14.8 m²)
- ✓ Double Bedroom : 4 x 3.7 m (14.8 m²)
- ✓ Bathroom : 2.4 x 2.7 m (6.48 m²)

- ✓ Kitchen : 3.3 x 3.66 m (12.08 m²)
- ✓ Living/Dining : 6.5 x 4.5 m (29.25 m²)
- ✓ Garage : 8.3 x 4.5 m (37.35 m²)
- ✓ Garage : 6 x 3.6 m (21.6 m²)
- ✓ Hall : 5.4 x 3 m (16.2 m²)
- ✓ Double Bedroom : 4 x 5 m (20 m²)
- ✓ Bathroom Ensuite : 2 x 2.9 m (5.8 m²)
- ✓ Double Bedroom : 4 x 3.7 m (14.8 m²)
- ✓ Bathroom Ensuite : 2.6 x 2.5 m (6.5 m²)
- ✓ Double Bedroom : 4 x 3.7 m (14.8 m²)
- ✓ Bathroom : 2.6 x 4 m (10.4 m²)
- ✓ Shower : 1.3 x 1.5 m (1.95 m²)
- ✓ Open Space : 3.9 x 3.4 m (13.26 m²)
- ✓ Open Space : 5.4 x 13 m (70.2 m²)

Gallery





Onyx Dimech

RE/MAX Specialists - Tigne Point

M: 99996035

E: onyx@remax.com.mt

T: 21339121

RE/MAX Specialists - Tigne Point

RU21A, The Point Shopping Mall, Tigne Point, Sliema, Malta