

# Apartment in Gzira



**Gzira, Sliema and St Julians Surroundings**



**€410,000**

Reference No: 240171042-932

 Total Rooms: **5**

 Floor Area (m<sup>2</sup>) : **91**

 Bathrooms: **2**

 Bedrooms: **1**

# Apartment - For Sale - Gzira

Gzira 1 Bedroom Apartment plus Study. Set in a quiet residential area, yet close to all amenities and within walking distance to the seafront, this property makes an ideal rental investment thanks to its highly strategic location. Situated on the third floor and served with lift, the apartment comprises a bright open-plan kitchen, dining and living area, main bathroom, master bedroom, and a study with en-suite that can easily be utilised as a guest room or home office. Further complementing the property are a front balcony and a back terrace, offering both outdoor space and excellent natural light. Being sold finished, including bathrooms and internal doors, and offered freehold. A fantastic investment opportunity in one of Malta's most sought-after rental locations. Complimenting this property is an optional 1 car garage street level for an extra cost. Contact agent for more information.

## Features

- ✓ Lift
- ✓ En Suite
- ✓ Electricity Utility
- ✓ Skirting
- ✓ Double Glazed
- ✓ Balcony
- ✓ Ceramic Floor
- ✓ Water Utility
- ✓ Gypsum Plastering
- ✓ Passenger Lift
- ✓ Terrace

## Rooms

- ✓ Kitchen/Living/Dining : 4.89 x 5.11 m (24.99 m<sup>2</sup>)
- ✓ Hallway : 1.18 x 2.69 m (3.17 m<sup>2</sup>)
- ✓ Double Bedroom : 3.18 x 3.62 m (11.51 m<sup>2</sup>)
- ✓ Bathroom : 3 x 1.9 m (5.7 m<sup>2</sup>)
- ✓ Office / Study : 4.1 x 1.86 m (7.63 m<sup>2</sup>)
- ✓ Hallway : 2 x 1.7 m (3.4 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 1.9 x 1.36 m (2.58 m<sup>2</sup>)
- ✓ Open Space : 1 x 6.18 m (6.18 m<sup>2</sup>)
- ✓ Open Space : 0.5 x 1.5 m (0.75 m<sup>2</sup>)

# Gallery





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