Villa Semi-detached in St Julian's

St Julian's, Sliema and St Julians Surroundings



€1,300,000

Reference No: 240221051-109

Total Rooms: **13**

Floor Area (m??) : **250**

Bathrooms: **5**

Bedrooms: **3**

Villa Semi-detached - For Sale - St Julian's

San Gwann (Monteosa Gardens) - Set within the sought-after Monterosa Gardens, this exceptional villa is being offered at pre-construction stage in shell form, presenting a rare opportunity to create a bespoke residence tailored to your own style and requirements. Built on a generous plot measuring approximately 225sq.m., the property is planned over multiple levels and enjoys an impressive layout designed for modern family living. The accommodation is set to include a spacious open-plan kitchen, living and dining area leading onto an extensive outdoor entertaining space with swimming pool, ideal for relaxing or hosting guests. The upper floor is designed to feature three double bedrooms, each with its own ensuite, including a principal suite with walk-in wardrobe. Complementing the home is a large underlying garage, games room, storage areas, lift access to all floors, washroom and roof level with ample outdoor space. Freehold.

Features

- Pool
- Air Space
- Garden
- Terrace
- Balcony

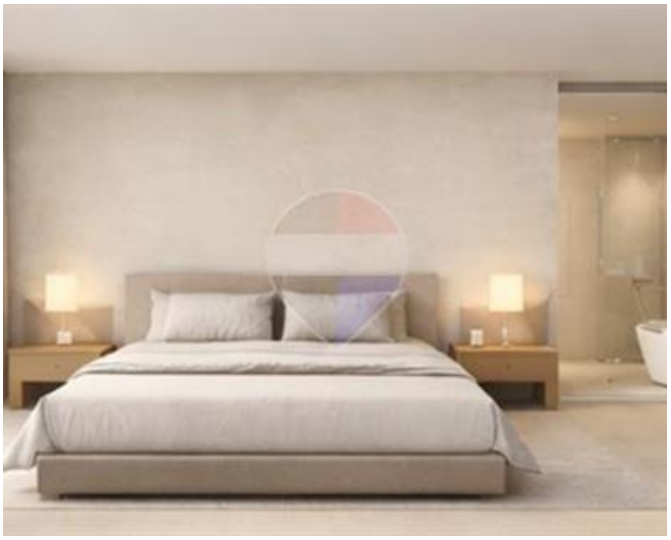
Rooms

- Open Space : 2.17 x 7.21 m (15.65 m2)
- Kitchen/Dining : 5.44 x 3.01 m (16.37 m2)
- Guest Toilet : 1.26 x 1.47 m (1.85 m2)
- Bathroom : 2.32 x 1.22 m (2.83 m2)
- Living : 3.73 x 4.61 m (17.2 m2)
- Garage : 7.2 x 8.17 m (58.82 m2)
- Box Room : 0.92 x 1.89 m (1.74 m2)
- Games Room : 6.69 x 4.92 m (32.91 m2)
- Open Space : 0.7 x 3.46 m (2.42 m2)
- Open Space : 1 x 5.06 m (5.06 m2)

- Double Bedroom : 2.78 x 3.12 m (8.67 m2)
- Bathroom Ensuite : 2.78 x 1.31 m (3.64 m2)
- Walk In Wardrobe : 1.57 x 3.42 m (5.39 m2)
- Double Bedroom : 2.83 x 3.37 m (9.54 m2)
- Bathroom Ensuite : 1.15 x 2.35 m (2.7 m2)
- Double Bedroom : 3.76 x 4.57 m (17.18 m2)
- Bathroom Ensuite : 2.45 x 1.34 m (3.28 m2)
- Open Space : 5.36 x 2.92 m (15.65 m2)

Gallery















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