

# Townhouse in Zabbar



**Zabbar, South**



**€330,000**

Reference No: 240271044-1724

 Total Rooms: **11**

 Floor Area (m<sup>2</sup>) : **110**

 Bathrooms: **3**

 Bedrooms: **2**

# Townhouse - For Sale - Zabbar

ZABBAR - TOWNHOUSE - Located in the charming town of Zabbar and also in a UCA Area (no tax), this unconverted townhouse offers a fantastic opportunity for those looking to create a bespoke family home or investment property. The layout currently comprises a welcoming living room, a separate dining area, and a kitchen, providing a solid foundation for modern redesign. The property features two bedrooms, one of which includes a closed balcony, as well as a main bathroom. Additionally, there are two extra rooms that can be easily adapted into a guest toilet, a home office, or study area, offering flexibility to suit your lifestyle needs. A dedicated laundry room further adds to the practicality of the space. This property also benefits from full ownership of the roof and airspace, presenting excellent potential for further development or extension. A great opportunity to transform this townhouse into a beautiful residence tailored to your taste. Contact agent for more information or to set up an immediate viewing.

## Features

- ✓ Ceramic Floor
- ✓ Water Utility
- ✓ Skirting
- ✓ Balcony
- ✓ Entrance Hall
- ✓ Electricity Utility
- ✓ Air Space

## Rooms

- ✓ Kitchen : 3.7 x 2.1 m (7.77 m2)
- ✓ Dining : 5.1 x 2.2 m (11.22 m2)
- ✓ Living : 3.4 x 4.9 m (16.66 m2)
- ✓ Sitting : 3.6 x 3.6 m (12.96 m2)
- ✓ Double Bedroom : 4.9 x 3.4 m (16.66 m2)
- ✓ Double Bedroom : 3.8 x 3.5 m (13.3 m2)
- ✓ Office / Study : 3.6 x 3.6 m (12.96 m2)
- ✓ Laundry : 3.9 x 2.4 m (9.36 m2)
- ✓ Bathroom : 2.4 x 1.2 m (2.88 m2)
- ✓ Guest Toilet : 1.8 x 1.2 m (2.16 m2)

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✓ Open Space : 2.2 x 1 m (2.2 m<sup>2</sup>)

# Gallery







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