

Townhouse in Floriana



Floriana, Central



€700,000

Reference No: 240351001-50807

 Total Rooms: **8**

 Floor Area (m²): **148**

 Bathrooms: **2**

 Bedrooms: **3**

Townhouse - For Sale - Floriana

• **Location & Property:** A fantastic opportunity to buy a grand, three-story townhouse in a highly strategic Floriana location, making it perfect for either a home or a commercial business. • **Ground Floor:** Features a welcoming entrance hall, a comfortable sitting/living area, a separate kitchen and dining room, a guest toilet and a private internal yard. • **First Floor:** Comprises three spacious double bedrooms- including one with an en-suite bathroom and another featuring a traditional Maltese balcony-plus a main family bathroom. • **Second Floor:** Accessible via a traditional Maltese spiral staircase, this level offers a dedicated study, extra storage space and a washroom with access to roofs on both sides. • **Development:** The property includes full ownership of the airspace, offering potential for further expansion. It is being sold freehold.

Features

- ✓ Kitchen/Dinette
- ✓ Entrance Hall
- ✓ A/C
- ✓ Server Room
- ✓ Central Courtyard
- ✓ Well
- ✓ Back Yard
- ✓ En Suite
- ✓ Electricity Utility
- ✓ Skirting
- ✓ Terrace
- ✓ Air Space
- ✓ Balcony

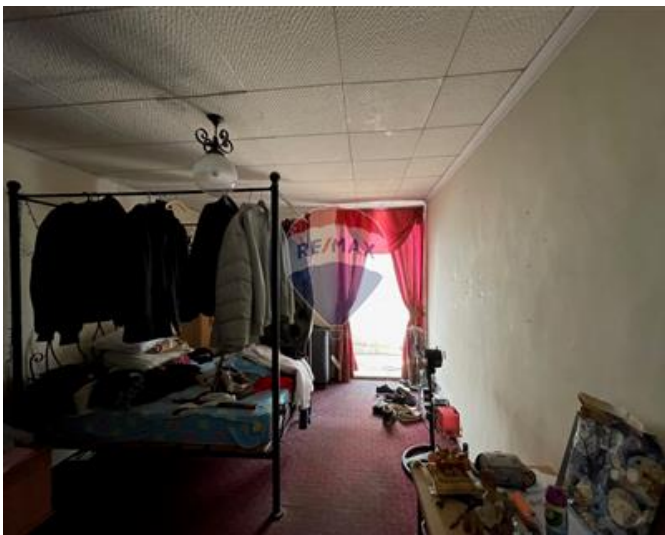
Rooms

- ✓ Hall : 2 x 7 m (14 m²)
- ✓ Kitchen/Dining : 4 x 6 m (24 m²)
- ✓ Living/Dining : 5 x 5 m (25 m²)
- ✓ Bathroom : 2 x 1.5 m (3 m²)
- ✓ Bathroom : 2 x 1.5 m (3 m²)
- ✓ Double Bedroom : 4 x 6 m (24 m²)
- ✓ Double Bedroom : 3.5 x 4 m (14 m²)
- ✓ Double Bedroom : 5 x 5 m (25 m²)

✓ Laundry : 5 x 5 m (25 m²)

Gallery









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