# Apartment in Birkirkara

## Birkirkara, Central




**€365,000**

Reference No: 240461057-288

Total Rooms: **6**

Floor Area (m²) : **99**

Bathrooms: **2**

Bedrooms: **2**

# Apartment - For Sale - Birkirkara

Birkirkara - Apartment for Sale Discover this exceptional 2-bedroom apartment situated in a prime location, just a stone's throw away from all essential amenities. Ideal for modern living, this property boasts a contemporary and practical layout that caters to today’s lifestyle needs. Upon entering, you’ll find an inviting open-plan kitchen, dining, and living area that creates a spacious and airy environment, perfect for entertaining or relaxing after a long day. The apartment features two generously sized bedrooms, with the main bedroom enhanced by an en-suite bathroom for added privacy and convenience. Additionally, there is a dedicated study room, which offers the flexibility to serve as a home office or can easily be converted into an additional bedroom for guests or family members. The thoughtful design also includes a well-appointed main bathroom, ensuring comfort for all residents. Step outside onto one of the two private balconies, where you can unwind and enjoy some fresh air, soaking up the surrounding views. Please note that this property will be sold in shell form, providing you with the opportunity to personalize the space according to your taste and preferences. The expected completion of the building is scheduled for the end of 2027, allowing you ample time to plan for your future move. For further details or to arrange a viewing, please get in touch with your preferred real estate agent. Don’t miss out on this fantastic opportunity to invest in a modern apartment that perfectly balances comfort and convenience!

# Features

- Balcony

# Rooms

- Kitchen/Living/Dining : 7.23 x 3.98 m (28.78 m2)
- Double Bedroom : 4.82 x 2.59 m (12.48 m2)
- Double Bedroom : 3.52 x 3.15 m (11.09 m2)
- Office / Study : 3.5 x 2.55 m (8.92 m2)
- Bathroom : 2.92 x 2.05 m (5.99 m2)
- Hallway : 10 x 1.5 m (15 m2)
- Shower Ensuite : 2 x 1.9 m (3.8 m2)
- Open Space : 5.18 x 1 m (5.18 m2)
- Open Space : 3.45 x 1 m (3.45 m2)

# Gallery


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