

# Shop in Ta' Xbiex



**Ta' Xbiex, Sliema and St Julians Surroundings**



**€1,380,000**

Reference No: 240491009-119

 Total Rooms: **0**

 Floor Area (m<sup>2</sup>) : **350**

 Bathrooms: **0**

 Bedrooms: **0**

# Shop - For Sale - Ta' Xbiex

A rare opportunity to acquire a spacious 350 sqm commercial premises spread over two floors, located directly on the prestigious Ta' Xbiex seafront. This prime location offers exceptional visibility and high-profile exposure, surrounded by embassies, luxury residences, and major corporate offices in Malta's leading business district. The property features a flexible layout across two levels, ideal for businesses that require a distinct division between customer-facing areas and internal operations. Included in the sale is a private garage space, providing convenient parking or additional storage — a rare and valuable asset in this area. Whether used as a flagship retail outlet, elegant showroom, or premium office space, this property offers versatility, prestige, and long-term investment appeal.

## Features

- ✓ Lift
- ✓ En Suite
- ✓ Water Utility
- ✓ 3 Phase Electricity
- ✓ Wi-Fi
- ✓ Double Glazed
- ✓ Alarm System
- ✓ Kitchen/Dinette
- ✓ Entrance Hall
- ✓ Electricity Utility
- ✓ A/C
- ✓ Fire Safety
- ✓ Video Intercom

## Rooms

- ✓ Open Space : 32.41 x 5.4 m (175.01 m<sup>2</sup>)
- ✓ Open Space : 32.41 x 5.4 m (175.01 m<sup>2</sup>)

# Gallery





**Andre Mifsud**  
RE/MAX Partners - Fleur De Lys

M: 99467221  
E: [andre@remax.com.mt](mailto:andre@remax.com.mt)  
T: 99467221

**RE/MAX Partners - Fleur De Lys**  
242, ,Trik Fleur De Lys, Fleur De Lys, Malta