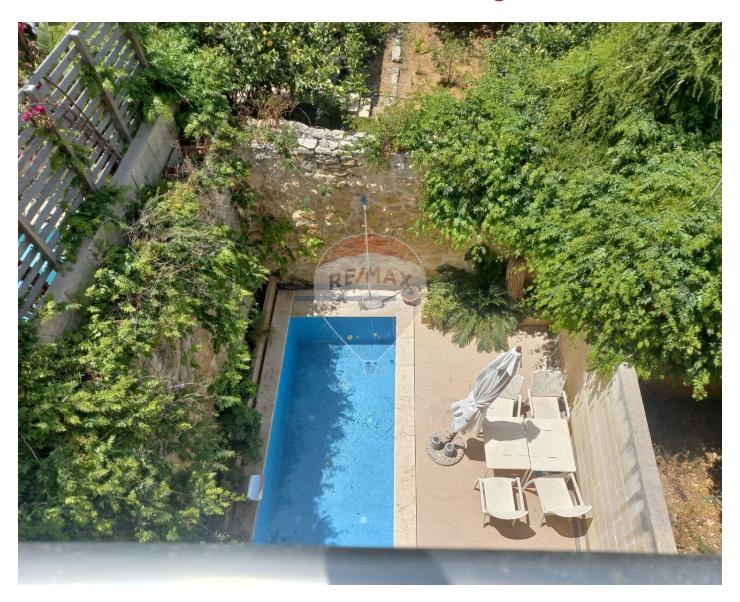
## **Townhouse in Sliema**



#### Sliema, Sliema and St Julians Surroundings



**€1,255,000** 

Total Rooms: 10

Bathrooms: 3

Floor Area (m<sup>2</sup>): 266

Reference No: 240491021-192

Bedrooms: 5

### **Townhouse - For Sale - Sliema**

SLIEMA - TOWNHOUSE - Situated within walking distance from Balluta Bay. Ideal for an Airbnb or as a rental investment or a single family home. The home features 5 double Bedrooms, with permits in place to add two more en-suite bathrooms. On the ground floor, there's a welcoming entrance that leads to a spacious open-plan Kitchen, Living, and Dining area, which opens up to an outdoor space with a pool. The first and second floors each have 2 Bedrooms and a large Bathroom, with the option to add en-suites. The top floor offers another Bedroom and two roof terraces, one overlooking beautiful gardens. Two bedrooms also have balconies with garden views. The house has 5 air-conditioning units, brand-new furniture, granite stairs, full insulation, and a lift. Located in a UCA (Urban Conservation Area), it's a rare find. No penny has been spared to renovate this beautiful property. An Optional Garage is available at an extra cost. Freehold. Viewing is highly recommended.

#### **Features**

- ✓ Lift
- En Suite
- Electricity Utility
- PVC Piping
- ✓ Wi-Fi
- Double Glazed
- Terrace
- Air Space
- Balcony
- Back Yard
- Front Patio
- Satellite / TV/ Cable

- Ceramic Floor
- Entrance Hall
- Gypsum Plastering
- ✓ A/C
- Passenger Lift
- ✓ Pool
- Yard
- Space For Pool
- Deck
- Roof Terrace
- ✓ Pool Deck

#### Rooms

- ✓ Sitting: 3.1 x 4.5 m (13.95 m2)
- ✓ Guest Toilet : 1 x 2 m (2 m2)

- ✓ Kitchen/Living/Dining: 4.5 x 7.7 m (34.65 m2)
- ✓ Double Bedroom : 3.1 x 4.5 m (13.95 m2)
- ✓ Double Bedroom : 4.9 x 5.8 m (28.42 m2)
- ✓ Bathroom : 2.8 x 2.8 m (7.84 m2)
- ✓ Double Bedroom : 4.9 x 5.8 m (28.42 m2)
- ✓ Double Bedroom : 3.1 x 4.5 m (13.95 m2)
- ✓ Bathroom : 2.8 x 2.8 m (7.84 m2)
- ✓ Double Bedroom : 4 x 3.8 m (15.2 m2)
- ✓ Open Space : 5 x 2 m (10 m2)
- ✓ Open Space : 7 x 5.17 m (36.19 m2)
- ✓ Open Space : 4.9 x 1 m (4.9 m2)
- ✓ Open Space : 4.9 x 1 m (4.9 m2)

# **Gallery**







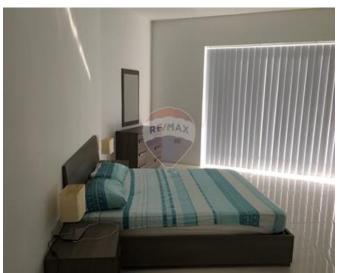






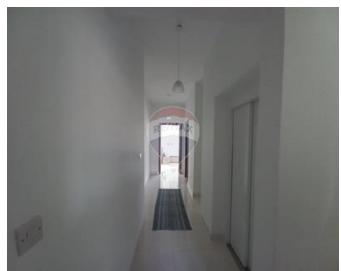


























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