

# Apartment in St Julian's



## St Julian's, Sliema and St Julians Surroundings



**€1,895,000**

Reference No: 240171028-248

 Total Rooms: **8**

 Floor Area (m<sup>2</sup>) : **166**

 Bathrooms: **3**

 Bedrooms: **2**

# Apartment - For Sale - St Julian's

A stunning, luxuriously finished, and fully furnished 166 sqm waterfront apartment in the prestigious Laguna development within Portomaso. This exclusive extension of the renowned Portomaso residential complex offers a private lagoon, where residents can step directly from their private deck into the serene waters for a refreshing swim. Located on the second floor, the apartment welcomes you with a spacious entrance hall, a washroom, and a guest WC. The heart of the home is a sleek, modern fitted kitchen, fully equipped and seamlessly flowing into a bright and airy open-plan living and dining area. This space extends onto an 18 sqm front terrace, offering breathtaking Laguna views—perfect for sunset cocktails and outdoor entertaining. The sleeping quarters consist of two generously sized double bedrooms, both featuring en-suite bathrooms for ultimate comfort. High-end finishes include parquet flooring in the bedrooms, underfloor heating throughout, gypsum soffits, and concealed air-conditioning. A private car space is also included, making this an ideal home for a couple seeking waterfront luxury in one of Malta's most exclusive developments!

## Features

- ✓ Kitchen/Dinette
- ✓ Walk in Wardrobe
- ✓ Floor Heating
- ✓ Gypsum Plastering
- ✓ A/C
- ✓ Air Space
- ✓ En Suite
- ✓ Parquet Floor
- ✓ Electricity Utility
- ✓ 3 Phase Electricity
- ✓ Double Glazed

## Rooms

- ✓ Living/Dining : 5 x 4 m (20 m<sup>2</sup>)
- ✓ Double Bedroom : 5 x 3.5 m (17.5 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 3 x 2 m (6 m<sup>2</sup>)
- ✓ Double Bedroom : 4 x 3.5 m (14 m<sup>2</sup>)
- ✓ Bathroom Ensuite : 3 x 2 m (6 m<sup>2</sup>)
- ✓ Kitchen : 4 x 3 m (12 m<sup>2</sup>)
- ✓ Hall : 5 x 1.5 m (7.5 m<sup>2</sup>)

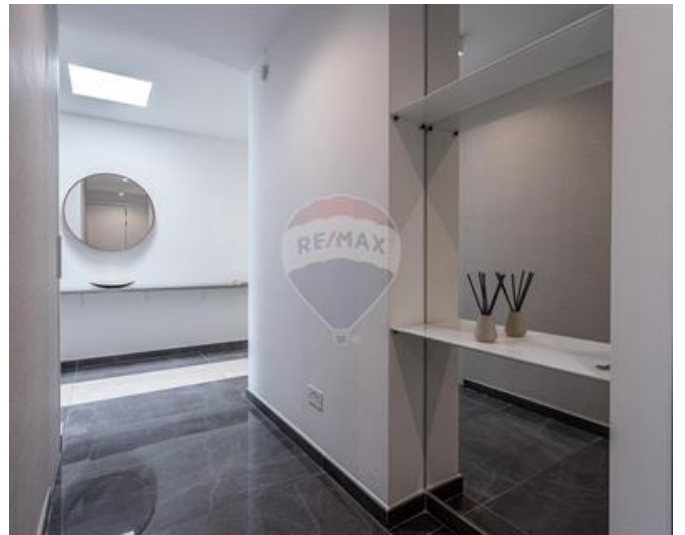
✓ Laundry : 2 x 2 m (4 m<sup>2</sup>)

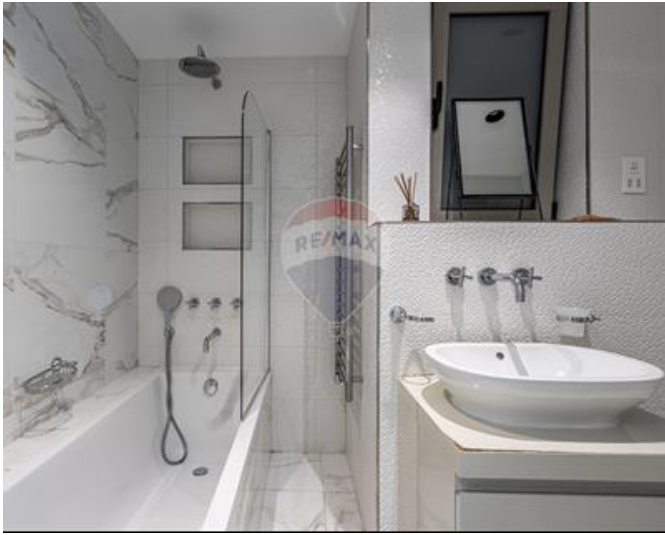
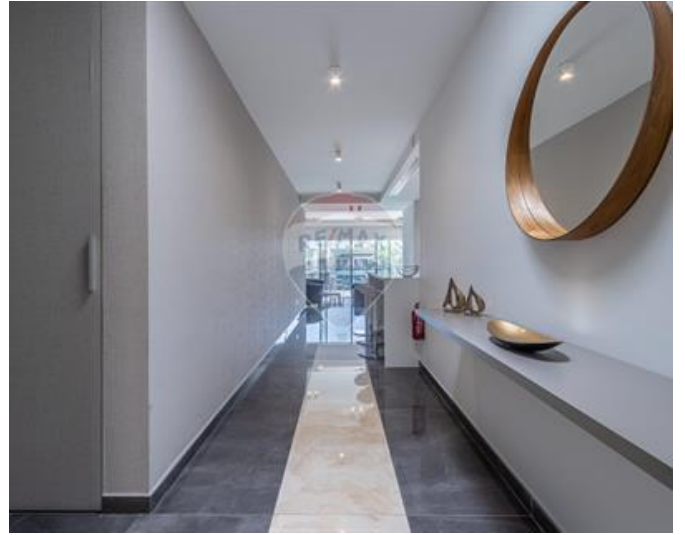
✓ Guest Toilet : 3 x 2 m (6 m<sup>2</sup>)

# Gallery













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