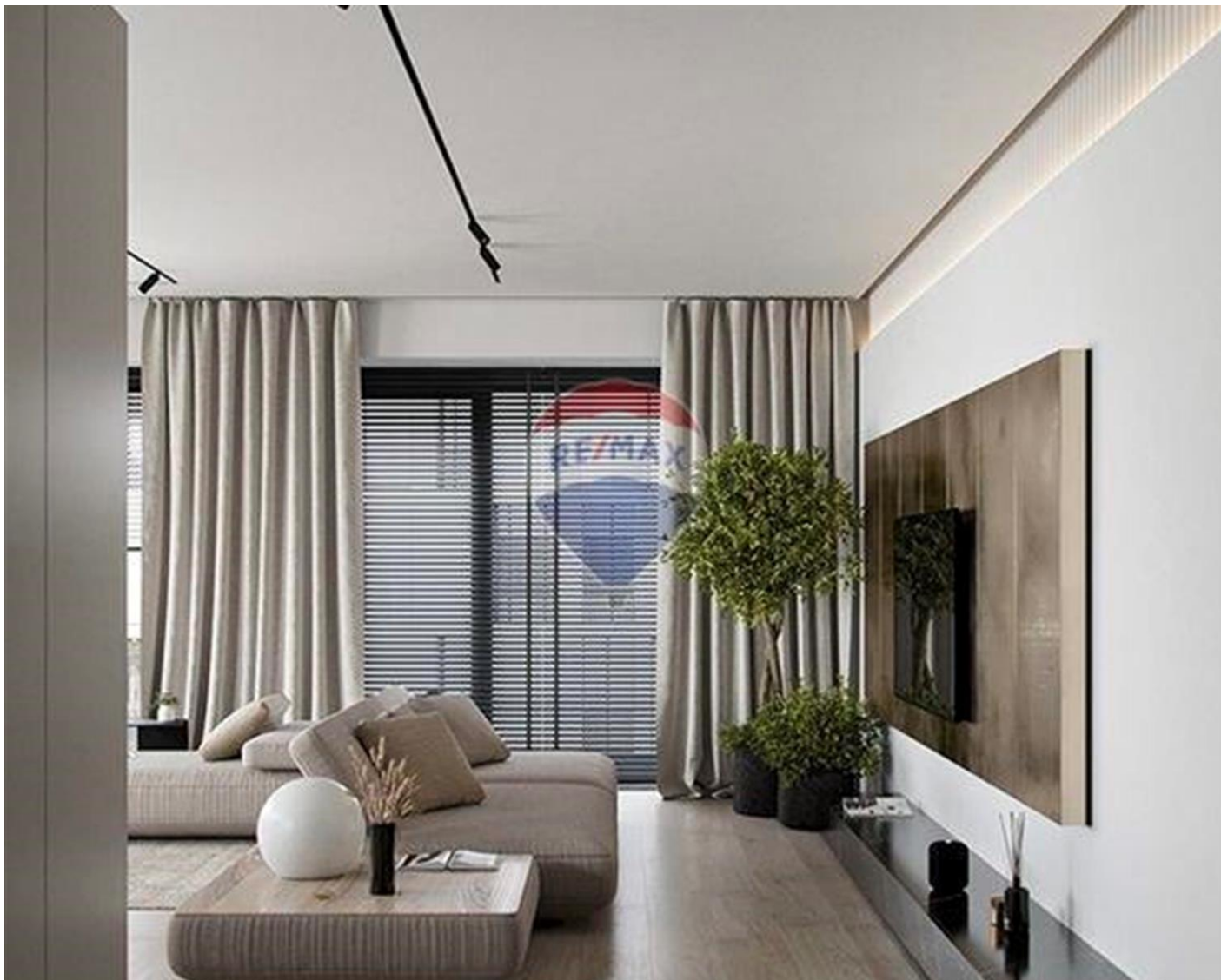


Penthouse in Birkirkara



Birkirkara, Central



€300,000

Reference No: 240171030-544

 Total Rooms: **6**

 Floor Area (m²) : **178**

 Bathrooms: **2**

 Bedrooms: **2**

Penthouse - For Sale - Birkirkara

BKARA – PENTHOUSE 2 (Unit 14) Fourth Floor 2 bedroom Penthouse in a new development having a gross floor area of 178sqm (88sqm internal), spacious kitchen / dining with living area facing an extensive outdoor area measuring 89sqm with space for jacuzzi, sundeck, barbeque area and comfortable separate outdoor living /dining area in front of the indoor living space. Accommodation includes a main bedroom with en-suite, 1 spare double bedroom, main bathroom and boxroom. Being offered finished excluding bathrooms and internal doors. Target completion is June 2024. Freehold. Optional interconnected garages.

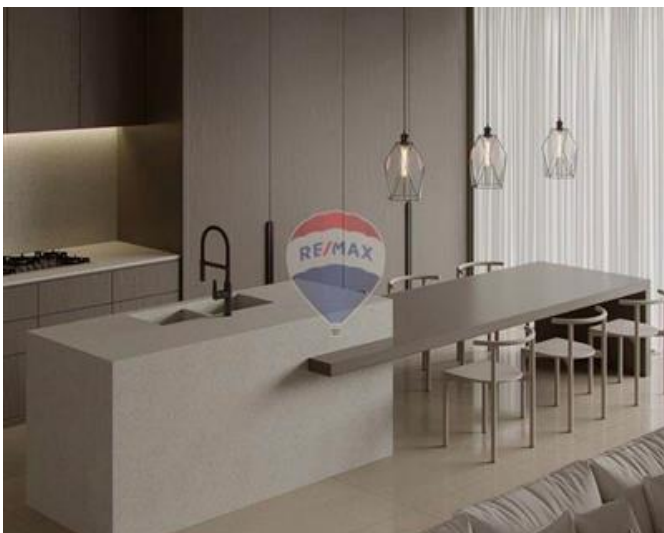
Features

- ✓ En Suite
- ✓ Entrance Hall
- ✓ Double Glazed
- ✓ Video Intercom
- ✓ Walk in Wardrobe
- ✓ Electricity Utility
- ✓ Terrace

Rooms

- ✓ Kitchen/Living/Dining : 9 x 4 m (36 m2)
- ✓ Bathroom : 1.4 x 3.5 m (4.9 m2)
- ✓ Double Bedroom : 4.37 x 3 m (13.11 m2)
- ✓ Shower Ensuite : 1.8 x 2.96 m (5.33 m2)
- ✓ Open Space : 3.36 x 18 m (60.48 m2)
- ✓ Box Room : 2.27 x 1.46 m (3.31 m2)
- ✓ Double Bedroom : 3 x 3.13 m (9.39 m2)

Gallery





- 1 point ceiling
 - Two-way light switch
 - One tv / data point
- Kitchen**
- 1 Cooker unit Switch / Socket
 - 1 microwave unit switch / socket
 - 4 Double sockets Kitchen Bench
 - 1 single sockets for fridge
 - 1 point ceiling
 - Two-way light switch
- Dining**
- 2 Double sockets
 - 1 Point ceiling
 - Two-way light switch
- Living**
- 4 Double sockets
 - 1 Point ceiling
 - 1 Point for tv / data point
 - Two-way light switch
- Hallway**
- 2 Point ceiling
 - Two-way light switch
- Terraces**
- 2 Points each
 - 1 Floor drain
 - Tiles €12 per sqm
- Main Bathroom**



- Coating gypsum plastering everywhere ready to paint.
Excluding paint
- Exterior coating**
- Coating on the outside everywhere including shaft and painted as per rest of the block. Material to be chosen by Vendor.
- D. Floor Tiles**
- Floor tiles everywhere except for bathrooms, including skirting (at €12 per sqm)
- E. Aluminium**
- Aluminum everywhere in white color, double glass apertures as per whole block.
- F. Other Items**
- Common area**
- Passenger lift
 - Marble / ceramic staircase
 - Aluminum railings
 - Letter boxes
 - Closed off area with aluminum for electrical / water meters
- Apartment main door**
- Solid door Tulp at €900 exc. vat
- Intercom**
- As per block.
- G. Payments**





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