



## Charming Duplex Penthouse



### Information de l'agent

Nom: ArKadia  
Nom de compagnie:  
Pays: Royaume-Uni  
Téléphone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 930,723.16

### Location

Pays: Malte  
Soumis: 02/12/2025

### Description:

Charming and inviting this beautifully finished duplex Penthouse is superbly positioned in one of Attard's most sought after neighbourhoods. Set within a tranquil residential enclave and overlooking a serene botanical garden this home enjoys an exceptional setting close to all amenities and within walking distance to San Anton Gardens and the Presidential Palace.

Recently introduced to the market this lovely practically brand new property offers a blend of comfort elegance and thoughtful design. With 185sqm of internal space a comfortable flight of stairs leads to a welcoming entrance that opens onto a bright and gracious open plan layout encompassing the living dining and a fully equipped kitchen. Large apertures fill the space with natural light and extend onto a charming front terrace perfect for entertaining or simply enjoying the peaceful garden views beyond. Conveniently positioned beyond the kitchen is a practical pantry dedicated laundry space and storage room. Moving towards the rear of this floor lies a spacious master suite complete with a luxurious en suite bathroom and walk in wardrobe as well as direct access to a private back terrace. Further completing this level is a guest toilet.

The upper floor is accessed via an internal staircase where a generous landing has been tastefully arranged as a library and reading area. Adjacent is an additional open space that can easily serve as a fourth bedroom or multifunctional room enhanced by access to a lovely terrace with the same open views enjoyed below undoubtedly an ideal spot to unwind. This level also offers two further double bedrooms each opening onto a back terrace that floods the interiors with natural light together with a well appointed family bathroom. A full roof with space for laundry appliances adds further practicality.

Being offered freehold with full airspace and partly furnished this home also benefits from a dedicated



space to accommodate an elevator starting at the first floor providing added convenience should one wish to install. An optional two car garage situated just a minute away completes this attractive home.

If you are seeking an elegant residence in a welcoming highly desirable neighbourhood this home is truly one to consider.

## Amenities Features

### External Features

Lift

Ownership of Airspace

### Internal Features

Interior Intercom System

Interior Walk in Closet

Store Room

Study

Washroom

Air conditioning

Wall Unit A C

Elevator

## Commun

Chambres: 3

Salle de bains: 3

Pied carré fini: 185 m<sup>2</sup>

Dimesions du lot: 70 m<sup>2</sup>

## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web: [http://www.arkadia.com/GSAZ-T93341/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/GSAZ-T93341/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

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