



OCE359  
Available

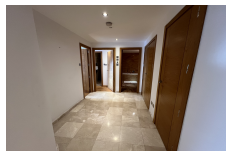
## OCEAN VILLAGE - GRAND OCEAN PLAZA

**£740,000**



### FEATURES

- 2 Bedrooms
- 2 Bathrooms
- Air conditioning
- Private terrace
- Storage space
- Stunning uninterrupted views
- Fully Furnished
- Communal Pool
- Allocated Parking
- Communal Garden



Simply Stunning! An exceptional two-bedroom apartment perched on a high floor, boasting breathtaking south-facing views towards the Rock and the charming old town. This beautifully presented property has been rarely occupied since purchase, offering an immaculate interior with a spacious and well-thought-out layout. Both bedrooms and the reception room provide direct access to a generously sized terrace, perfect for outdoor living and entertaining. Residents enjoy full access to Ocean Village's premium amenities, including pools, lush gardens, and leisure facilities. This apartment is Category 2 approved, making it an excellent investment opportunity with strong rental yields and promising capital appreciation. Offered fully furnished with high-spec finishes and a private parking space, this is a rare find in one of Gibraltar's most sought-after locations. Viewing is highly recommended.

**Interior Size:** 83m<sup>2</sup>  
**Exterior Size:** 38m<sup>2</sup>  
**Plot Area:** N/A  
**Furnishing:** Fully Furnished

**Ownership:** Leasehold  
**Rates:** £157.14 Per Quarter  
**Service Charges:** £225 Per Month  
**Price per sqm:** £7,254.90