



SOU793
Available

SOUTH DISTRICT

£2,950,000



FEATURES

- 5 Bedrooms
- 2 Bathrooms
- Air conditioning
- Original hard wood flooring
- Working fireplace in living room and all bedrooms
- Attic ceiling on the top floor
- Partly Furnished
- Communal Pool
- Private Parking



Discover this magnificent colonial residence nestled within the prestigious Admirals Place gated community. A sanctuary in the South District boasting remarkable communal amenities, such as a splendid pool nestled amidst landscaped gardens, offering year-round enjoyment with breathtaking panoramic vistas of the Bay, Spain, and Africa! Impeccably adorned to the utmost standards, this residence spans approximately 256m² with additional terraces measuring around 188m², along with two private parking spaces. Inside, the home boasts meticulously preserved original hardwood floors and a spacious, top-tier family kitchen with an adjoining dining area/family room. The generously sized living and dining room is bathed in natural light, adorned with two operational fireplaces, and characterized by soaring ceilings, mirroring the elegance found throughout the entire dwelling. The ground floor features an inviting entrance hall, a generously sized fully-fitted kitchen with a dining area/family room, a utility cupboard, a guest cloakroom, and a spacious living dining room leading to a west-facing private terrace. Additionally, there's a second reception room/study, which could serve as a potential fifth bedroom. Ascending the staircase, you'll find a luminous and airy lobby landing, two double bedrooms, and a bathroom. This level also boasts an expansive south/east facing terrace of approximately 40m², with approved planning permission to convert into an additional bedroom, bathroom, and terrace, complete with lift access. Moving up to the third level, you'll discover two more double bedrooms plus bathroom. A viewing is essential to truly appreciate this property's beauty and charm.

Interior Size:	256m ²
Exterior Size:	188m ²
Plot Area:	N/A
Furnishing:	Partly Furnished

Rates:	£948 Per Annum
Service Charges:	£4772 Per Annum
Price per sqm:	£8,428.57