

UPP157
Available

THE ARCHES

£650,000



FEATURES

- 3 Bedrooms
- 2 Bathrooms
- Private Parking



Stunning 3 bedroom, 2 bathroom property shared over two levels and located in the historic upper town of Gibraltar, in an iconic arched building that dates back to 1905. The Arches is the redevelopment of the former Police Barracks, maintaining its heritage whilst combined with modern construction. Only a few minutes from the city centre, with access to restaurants and shops in Gibraltar's Main Street. This very well-maintained property offers 125sqm internally and 24sqm externally with reverse air conditioning and CAT6 internet cabling in all rooms. The living/dining room has direct access to a private balcony with an awning and provides magnificent views of Spain, the bay and Africa. The property's master bedroom with ensuite bathroom and fitted wardrobe has access to a private balcony which has been fitted with glass curtains. Whereas the main terrace adjacent to the living room offers west facing views, the perfect location to capture the afternoon sunlight. The two other bedrooms, one of which is a double bedroom, contain fitted wardrobes. This apartment offers an open plan kitchen with access to a private patio / utility room and is beautifully fully fitted out with the inclusion of upgraded appliances. There is a guest bathroom and lots of storage throughout as well as a private parking space, which is easily accessible from the property. Suitable for CAT2 and HEPSS status. The property is tenanted, making it an attractive buy-to-let investment. It can be purchased with or without an active tenancy, providing flexibility depending on preference. Viewing is highly recommended. Competitively priced to ensure a swift sale. Contact BMI Group Estates to arrange a viewing

Interior Size:	125m ²	Ownership:	Leasehold
Exterior Size:	24m ²	Rates:	£229.23 Per Quarter
Plot Area:	N/A	Service Charges:	£3077.4 Per Annum
Furnishing:	Unfurnished	Price per sqm:	£4,744.53

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