



SOU826
Available

SOUTH DISTRICT

£1,495,000



FEATURES

- 5 Bedrooms
- 2 Bathrooms
- Partly Furnished
- Lock Up Garage
- Air Conditioning



This exceptional townhouse is perfectly positioned on the edge of the Nature Reserve, commanding breathtaking views across the Bay of Gibraltar. Seamlessly blending traditional charm with thoughtful modern design, the home presents a rare turnkey opportunity for discerning buyers. Beautifully appointed and decorated to a high standard throughout, the property boasts a generous internal layout of approximately 260m², complemented by around 17m² of terrace. Abundant natural light, elegant ceiling heights, and sweeping vistas enhance the sense of space across all four levels. On the entry level, you'll find a spacious reception room and a well-appointed bathroom, setting the tone for the rest of the home. The second level features a bright and airy kitchen and living/dining area, complete with a working fireplace and direct access to a front terrace offering uninterrupted panoramic views of the Bay, Africa, and Spain—a truly spectacular setting. Additionally on this level you will also find a fully equipped gym which could be converted to a 5th bedroom and a guest cloakroom. The third floor comprises a master bedroom with en-suite bathroom, two additional bedrooms, and a stylish family bathroom. The top level reveals a generously sized converted attic, now serving as a spacious bedroom with ample built-in storage. This remarkable home also benefits from a secure lock-up garage of approximately 40m² and car port. Early viewing is highly recommended to fully appreciate everything this unique property has to offer.

Interior Size:	260m ²	Rates:	TBC
Exterior Size:	60m ²	Service Charges:	TBC
Plot Area:	N/A	Price per sqm:	£5,155.17
Furnishing:	Partly Furnished		

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