



## PRINCE EDWARD'S ROAD GIBRALTAR

S1247 | Bedrooms: 3 | Bathrooms: 2

£825,000

### PROPERTY DETAILS:

Service charges:	£414.20 Per Month
Current rates:	£251.56 Per Quarter
Parking:	Private Parking
Interior Size:	120m <sup>2</sup>
Exterior Size:	14m <sup>2</sup>

Exclusive to BFA!

We are delighted to present this spacious three-bedroom apartment located in Prince Edwards Gate, a modern purpose-built development set within Gibraltar's historic city walls in the heart of the Old Town. This exceptional residence combines contemporary living with the convenience of being just a short walk from Main Street and the city centre.

Positioned on the second floor (fourth from ground level), the apartment offers generous internal accommodation of approximately 120m<sup>2</sup>, complemented by a 14m<sup>2</sup> terrace with open views across the Bay of Gibraltar. The home features an extra large master bedroom with an impressive en-suite bathroom and walk-in wardrobe, along with air-conditioning throughout and underfloor heating for year-round comfort. A private parking space and an allocated store room are also included.

Prince Edwards Gate has been designed to provide the highest standard of ...