BRIAN FRANCIS & ASSOCIATES









WATERGARDENS
GIBRALTAR

S1251 | Bedrooms: 2 | Bathrooms: 2

£499,995

PROPERTY DETAILS:

Service charges:	£149.00 Per Month
Current rates:	£38.00 Per Month
Parking:	Permit Parking - Not Allocated
Interior Size:	70m^2
Exterior Size:	50m^2
Lease terms:	Leasehold

Podium Level, Two-Bedroom Apartment – Watergardens

BFA are pleased to offer this fantastic **podium level** apartment located within the popular and centrally positioned **Watergardens development**. Set within a quiet residential environment, this well-presented property offers comfortable living combined with excellent accessibility to Gibraltar's town centre and surrounding amenities.

The apartment features **two generously sized bedrooms** and **two bathrooms**. The principal bedroom benefits from an **en-suite shower room**, while the family bathroom is fitted with a **full-sized bathtub**. Clean, neutral interiors provide a bright and welcoming atmosphere throughout, with **air conditioning** installed in the living room for year-round comfort.

A key highlight of this property is the **large private terrace**, offering **open views** across **Ocean Village Marina** and north towards the Spanish hinterland, creating an ideal space for outdoor dining and relaxation. The …

Disclaimer: whilst every care has been taken in the preparation of these particulars, neither the agent nor the vendor accept any responsibility for error or omission, nor do they constitute a contract

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