



## QUEENSWAY QUAY - RAGGED STAFF WHARF GIBRALTAR

GIB:33649 | Bedrooms: 3 | Bathrooms: 3

£1,690,000

### PROPERTY DETAILS:

Service charges:	£125.00
Current rates:	£555.00
Parking:	Underground Parking
Interior Size:	145m <sup>2</sup>
Exterior Size:	18m <sup>2</sup>
Lease terms:	117

New to the Market!

BFA is proud to present this exceptional, refurbished, bright, spacious, duplex penthouse in the exclusive development known as Ragged Staff Wharf overlooking the elegant Queensway Quay marina.

A beautifully appointed property, upstairs is the sleeping area, consisting of 3 bedrooms one of which has an En Suite, then 2 more bedrooms and a family bathroom, all bedrooms have their own private balcony. Downstairs you find a utility room and guest bathroom as you enter the property, a large living/ dining room all of which access a beautifully kept South facing terrace overlooking manicured courtyard gardens and Gibralta's premier Marina.

Further enjoys a fully fitted kitchen inclusive of appliances and boasts wide entrance hall featuring, solid wooden floors, spot lighting and integrated Air conditioning.

Boasts use of Communal Gym, Pool and 2 private allocated parking's.

Being sold on the open market, no residency restrictions apply.

It is also available for rent at £3,900 unfurnished, and furnished £4,500 per month.

Viewing is highly recommended.