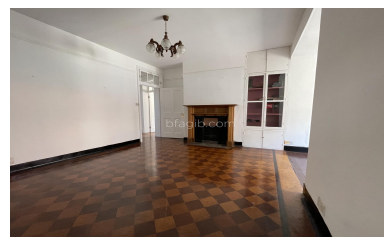


NEW INSTRUCTION



SOUTH DISTRICT GIBRALTAR

S1102 | Bedrooms: 3 | Bathrooms: 1

£625,000

PROPERTY DETAILS:

Service charges:	0.00 Per Annum
Current rates:	£615.00 Per Annum
Parking:	Allocated Parking
Interior Size:	115m ²
Exterior Size:	8m ²
Lease terms:	64 YEARS

New to BFA,

Welcome to Scud Hill, an area of Gibraltar teeming with exceptional colonial-style properties. This gorgeous apartment located in the ever-sought-after South District offers interiors befitting artist houses, enjoying exceptional light with proportions and charm to match. A period property circa the early 20th century that boasts original features that include a fine example of harlequin-patterned cork floors, which should be retained and restored, very few examples of which remain in Gibraltar but can still be found in the Garrison Library, High ceilings, sash windows, two working fireplaces, and original doors with fanlights.

The apartment is ideal for a growing family; it is perfectly located adjacent to St. Joseph's Middle School, with great bus links into the centre of town; it is within walking distance to Rosia Bay beaches and a soon-to-be newly opened Eroski Supermarket. The property offers three large double bedrooms and a large living and dining room with direct access to a wrought iron pergola-covered north-easterly-facing balcony with exceptional rock views of the southern side of Gibraltar as well as views of the Bay and Sierra Carbonera....