

HILLS PROPERTIES

OPENING DOORS FOR YOU

Anchorage

Ref: G2968



AT A GLANCE

Air-conditioning
Fully furnished
Large terrace
Close to beach
Spacious living areas
Air-conditioning
Store room
Leasehold
Covered parking
Close to schools

SPECIFICATIONS

Beds: 4
Baths: 2
Terrace area: 37m²
Living Area 139m²

OUTGOINGS

Service charges: £286.50 per month
Rates: £89.08 per month

DESCRIPTION

This spacious four-bedroom, two-bathroom apartment is situated within an exclusive gated development in Gibraltar's sought-after South District. Known for its unique microclimate, breathtaking views, and beautifully landscaped gardens, this residence offers both tranquility and prestige.

Covering approximately 139m², the apartment boasts two terraces: a main south/west-facing terrace of around 29m², perfect for soaking in the sunsets, and a second east-facing terrace of approximately 7.5m², ideal for morning light. While the property would benefit from updating, it presents an excellent opportunity to create a modern and stylish home. All four bedrooms are impressively spacious, with the master bedroom featuring an updated ensuite bathroom. The family bathroom includes both a bath and a shower, providing convenience and comfort.

Residents enjoy premium amenities, including comfort cooling in the bedrooms and lounge, private parking, separate storage facility and access to a health and fitness suite within the prestigious Grand Magazine. Additionally, an exclusive communal swimming pool is currently under construction, promising a luxurious new feature for residents in the near future.

Early viewing is highly recommended to fully appreciate the potential of this exceptional property.

A communal pool is currently undergoing construction, with anticipated completion date set for Spring 2026. Payment in full for the pool share purchase has been completed and is included in the sale.

£945,000

Whilst every effort is made to ensure the accuracy of information, no guarantee is expressed or implied and no representations or warranties are made as to such accuracy, which may be subject to errors, omissions, price changes, prior sale and withdrawal without notice.

