

Farm House For Sale

Malta, Western District, Baħrija

6,250,000 €

QUICK SPEC

Year of Construction	
Bedrooms	5
Half Bathrooms	1
Full Bathrooms	4
Interior Surface approx	TBA m2 - TBASq.Ft
Exterior Surface approx	TBA m2 - TBA Sq.Ft
Parking	9 Cars
Property Type	Single Family Home

TECHNICAL SPECIFICATIONS

This tastefully developed traditional farmhouse located in the quint and residential area. Retaining all the original internal features and includes an old converted 'Girna' and a single bedroom flat-let. The farmhouse has been converted into a high class residence comprising three bedrooms, two with en-suite bathrooms, a tastefully furnished large hall/ sitting room, a well planned fitted kitchen, dining room, another large living room overlooking the pool deck with loads of extra rooms that can easily be converted to bedrooms. Laid out over three levels, the residence has an upper-lower level comprising of 4 to 5 dug out rooms/ underground caves intended to be a wine cellar, that lead down to the lower-level via one room containing a spiral staircase. In this level one finds two spacious tiled rooms, one that is being planned to serve as a gymnasium with Jacuzzi/ spa facilities within caves and the other adjacent room currently being served as a garage capable of holding 9 cars. In fact being located in a landscape that is terraced, the gymnasium and garages are at an underground level to the entrance of the house as the roof is turfed over to totally shroud the garage structure. The underground gymnasium and garage are invisible if seen from the house or even from the air as they have been built within the volume occupied by the terraced field.

PROPERTY FEATURES

BEDROOMS

- Total Bedrooms - 5

- Master Bedrooms -
- Suite -

BATHROOMS

- Total Bathrooms - 5

- Full Bathrooms - 4
- Half Bathrooms - 1

OTHER ROOMS

- Three Bedrooms, Two With En-Suite Bathrooms, A Tastefully Furnished Large Hall/ Sitting Room, A Well Planned Fitted Kitchen, Dining Room, Another Large Living Room Overlooking The Pool Deck With Loads Of Extra Rooms

- An Upper-Lower Level Comprising Of 4 To 5 Dug Out Rooms/ Underground Caves Intended To Be A Wine Cellar, That Lead Down To The Lower-Level Via One Room Containing A Spiral Staircase, Gymnasium With Jacuzzi/ Spa Facilities

HEATING AND COOLING

- Cooling Features: Central A/C

- Heating Features: Forced air

INTERIOR FEATURES FIREPLACE

- The Farmhouse Has Been Converted Into A High Class Residence
- The Gymnasium And Garages Are At An Underground Level To The Entrance Of The House As The Roof Are Invisible

If Seen From The House Or Even From The Air

EXTERIOR AND LOT FEATURES

- Exceptional Terraces And Garden.
- Secluded Areas Ideal For Entertaining Including A Swimming Pool With Adjacent Patios And A Large Carport

POOL AND SPA

- Outdoor Swimming Pool

- Spa / Hot Tub

LAND INFO

- Lot Size: TBA m2 - TBA Sq.Ft

GARAGE AND PARKING

- Garage Spaces: 9 Cars
- Parking Spaces: Subterranean

BUILDING AND CONSTRUCTION

- Living: TBA m2 - TBA Sq.Ft
- Year Built:
- Location : TBA
- Topography : Hill Top

- Levels or Stories: 2
- Structure Type: Modern
- House Style: Villa
- Furnishing : Furnished
- Materials - Concrete / Stones

SCHOOL INFORMATION

Primary education in Malta lasts for six years. ... Studies last for five years divided into a two-year orientation cycle and a three-year cycle of specialization in lyceum and three-year orientation and two-year specialization in area secondary schools

- Verdala International School
- QSI International School of Malta Course Saint Maur
- Chiswick House School
- St Martin's College
- St. Catherine's High School
- Newark Nursery & Kindergarten

AMENITIES AND COMMUNITY FEATURES

- Non-residents can purchase property in Malta quite easily once they have obtained a purchasing permit where necessary. The only permit that some non-residents may have to acquire is an AIP permit. ... There are certain developments in Malta where EU and non-

OTHERS

- Farm House
- Terrace / Outdoor Space
- Sea Views
- Wine Cellar

ABOUT THE AREA

Malta is an archipelago in the central Mediterranean between Sicily and the North African coast. It's a nation known for historic sites related to a succession of rulers including the Romans, Moors, Knights of Saint John, French and British. It has numerous fortresses, megalithic temples and the Ħal Saflieni Hypogeum, a subterranean complex of halls and burial chambers dating to circa 4000 B.C

The Western District forms part of Malta Majjistral. It contains 10 local councils including the cities of The Western District forms part of Malta Majjistral. It contains 10 local councils including the cities of Mdina, Siġġiewi and Żebbuġ, with the largest locality being Żebbuġ while the smallest one is Mdina. The total population of the District is 59,817, while total area is 72.5 km². It is the fifth largest district by population and the second largest by area., Siġġiewi and Żebbuġ, with the largest locality being Żebbuġ while the smallest one is Mdina. The total population of the District is 59,817 while total area is 72.5 km². It is the fifth largest district by population and the second largest by area.

Baħrija is a small rural village in Rabat, Malta, with a low population density. The name Baħrija means moth in Maltese. It is also known in English as Baħria, of which the Counts Moscati had owned the fiefdom that was granted by the Grand Master of Malta.