

# Msida – Triq It-Torri

No.	Level	Description	Price
001	Ground Floor	1 Bedroom + Study Apartment	€ 302,000
002	Ground Floor	1 Bedroom + Study Apartment	€ 302,000
003	Ground Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
004	Ground Floor	1 Bedroom Apartment	<b>SOLD</b>
005	Ground Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
006	Ground Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
007	Ground Floor	1 Bedroom Apartment	€ 270,000
008	Ground Floor	1 Bedroom Apartment	€ 280,000
009	Ground Floor	2 Bedroom + Study Apartment	€ 360,000

No.	Level	Description	Price
101	First Floor	1 Bedroom + Study Apartment	€ 302,000
102	First Floor	1 Bedroom + Study Apartment	€ 302,000
103	First Floor	1 Bedroom + Study Apartment	€ 302,000
104	First Floor	1 Bedroom Apartment	€ 280,000
105	First Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
106	First Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
107	First Floor	1 Bedroom Apartment	<b>SOLD</b>
108	First Floor	1 Bedroom Apartment	<b>SOLD</b>
109	First Floor	1 Bedroom + Study Apartment	€ 302,000
110	First Floor	1 Bedroom + Study Apartment	€ 313,000

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
201	Second Floor	1 Bedroom + Study Apartment	€ 302,000
202	Second Floor	1 Bedroom + Study Apartment	€ 302,000
203	Second Floor	1 Bedroom + Study Apartment	€ 302,000
204	Second Floor	1 Bedroom Apartment	<b>SOLD</b>
205	Second Floor	1 Bedroom + Study Apartment	€ 302,000
206	Second Floor	1 Bedroom + Study Apartment	€ 302,000
207	Second Floor	1 Bedroom Apartment	<b>SOLD</b>
208	Second Floor	1 Bedroom Apartment	<b>SOLD</b>
209	Second Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
210	Second Floor	1 Bedroom + Study Apartment	<b>SOLD</b>

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
301	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
302	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
303	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
304	Third Floor	1 Bedroom Apartment	<b>SOLD</b>
305	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
306	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
307	Third Floor	1 Bedroom Apartment	<b>SOLD</b>
308	Third Floor	1 Bedroom Apartment	<b>SOLD</b>
309	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
310	Third Floor	1 Bedroom + Study Apartment	<b>SOLD</b>

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
401	Fourth Floor	1 Bedroom + Study Apartment	€ 302,000
402	Fourth Floor	1 Bedroom + Study Apartment	€ 302,000
403	Fourth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
404	Fourth Floor	1 Bedroom Apartment	€ 285,000
405	Fourth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
406	Fourth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
407	Fourth Floor	1 Bedroom Apartment	<b>SOLD</b>
408	Fourth Floor	1 Bedroom Apartment	<b>SOLD</b>
409	Fourth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
410	Fourth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
501	Fifth Floor	1 Bedroom + Study Apartment	€ 307,000
502	Fifth Floor	1 Bedroom + Study Apartment	€ 307,000
503	Fifth Floor	1 Bedroom + Study Apartment	€ 307,000
504	Fifth Floor	1 Bedroom Apartment	€ 285,000
505	Fifth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
506	Fifth Floor	1 Bedroom + Study Apartment	<b>SOLD</b>
507	Fifth Floor	1 Bedroom Apartment	<b>SOLD</b>
508	Fifth Floor	1 Bedroom Apartment	<b>SOLD</b>
509	Fifth Floor	1 Bedroom + Study Apartment	€ 307,000
510	Fifth Floor	1 Bedroom + Study Apartment	€ 312,000

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
601	Sixth Floor	1 Bedroom Penthouse	<b>SOLD</b>
602	Sixth Floor	1 Bedroom Penthouse	<b>SOLD</b>
603	Sixth Floor	1 Bedroom Penthouse	<b>SOLD</b>
604	Sixth Floor	1 Bedroom + Study Penthouse	<b>SOLD</b>
605	Sixth Floor	1 Bedroom Penthouse	<b>SOLD</b>
606	Sixth Floor	1 Bedroom Penthouse	<b>SOLD</b>

<b>No.</b>	<b>Level</b>	<b>Description</b>	<b>Price</b>
17	Level -2	Parking Space	<b>SOLD</b>
18	Level -2	Parking Space	<b>SOLD</b>
19	Level -2	Parking Space	<b>SOLD</b>
20	Level -2	Parking Space	€ 43,000
21	Level -2	Parking Space	<b>SOLD</b>
22	Level -2	Parking Space	<b>SOLD</b>
23	Level -2	Parking Space	<b>SOLD</b>
24	Level -2	Parking Space	<b>SOLD</b>
25	Level -2	Parking Space	<b>SOLD</b>
26	Level -2	Parking Space	€ 43,000
27	Level -2	Parking Space	€ 43,000
28	Level -2	Parking Space	€ 43,000
29	Level -2	Parking Space	€ 43,000
30	Level -2	Parking Space	€ 43,000
31	Level -2	Parking Space	€ 43,000
32	Level -2	Parking Space	€ 43,000
33	Level -2	Parking Space	<b>SOLD</b>
34	Level -2	Parking Space	<b>SOLD</b>
34	Level -2	Parking Space	€ 43,000
36	Level -2	Parking Space	€ 43,000

# Project Specifications of Finishings for Apartments & Garages

## **Apartments Internal Finishes:**

- Plumbing to include Acorn mains from meter room to water tank (500ltr) and from tank to bathrooms and kitchen. (Water meter not included).
- Electricity to include 3 power points per room, 2 lighting points per room, 1 cooker point and power cable from meter room to main box in apartment (Electricity meter not included).
- Drains vertical risers with elbow for toilet & gully trap for each bathroom & Kitchen in the service shafts.
- External Aluminium apertures in double glazing in all shafts as approved by the Planning Authority.
- 4 Internet points, 1 T.V.points per bedroom/open plan, 1 intercom points.
- Hand-set intercom (Customer can opt for an upgrade at his own expense).
- All internal flooring in quality Gres tiles and matching skirting (excluding bathrooms) at € 14.50 per Square Meter (inclusive of VAT).
- Tile Laying (60x60) included. If tiles are larger, the extra cost to be paid by the customer.
- Plastering Gypsum finish throughout including 2 coats of undercoat paint.
- Air-conditioning power points and drains per room.
- Main doors complete with frames, architraves, stainless steel hinges, handles and door lock.

## **Shafts & Party Walls:**

- Maltese plastering.
- 2 coats of external paint.

### **Common Area Finishes**

- 4 Person Passenger Lift.
- Stairs and landings plastering in Gypsum plus 2 Coats of paint, marble floor tiling, stainless steel railings, and various light fittings throughout.
- Entrance/lobby Floors in marble, Intercom, Lighting (Inclusive of fittings), Plastering in gypsum + 2 coats paint, and block Front door (to be decided by vendor).
- Supply and Installation of Letter boxes.

### **Facade:**

- External areas in a blend of '*Silicato*' texture plastering & finishing as approved by the Planning Authority.
- External Aluminium apertures in double glazing throughout and as approved by the Planning Authority.
- Balcony rails in aluminium, steel or glass (to be decided by vendor).

### **Garage Levels Common Areas**

- Remote controlled Garage complex main door.
- Common area walls finished in 2 lime wash coats.
- Floor in Smooth Concrete screed Finish.
- Electricity Supply and Fittings in common areas (excluding feeder cable, Enemalta's application and meter).

## General

- Any structural changes that the buyer may request are to be submitted within 4 weeks from the date of promise of sale and are subject to approval by the vendor's architect.
- Should apartment be already built, no changes are permitted.
- Electrical layout have to be provided, via email as included in promise of sale or physically marked on site, within 6 weeks after when being advised to do so by the company. If electrical layout is not provided within the 6 weeks the company will proceed according to its standard layout.
- No works will be permitted to take place during the term of the promise sale.
- Keys will be handed over on the final deed of sale and/or upon final settlement of the finishing works.

## Payment Terms

- 20% upon signing of the preliminary agreement.
- 80% less € 15,000 retention for finishing works - Upon signing of contract following architects' confirmation that the development has been built in shell form in accordance with Planning Authority permits.
- € 15,000 upon architects' confirmation that the block is fully finished in accordance with the project specification list.

Location: <https://maps.app.goo.gl/sdbZa55KXNVasQRQ6>