

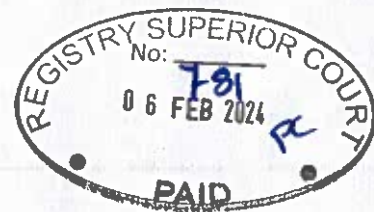
Fil-Prim Awla' tal-Qorti Civili

Fil-Atti tas-Subbasta Nru. 55/2023

Sandra A.S. Limited C 92793

Vs

Small Properties Limited C 29977



Relazzjoni tal-Perit Arkitett

Bernice van Dijk

B.E.&A.(Hons.), M.Sc.(Structural Eng.), Perit.
mizzibernice@gmail.com

Ii-Tnejn 22 ta' Jannar 2024

BVD

1. Fond

Il-fond imsemmi Flat 1, Cottonera Flats, Triq Luigi Rosato, Bormla, jikkonsisti f'appartament fl-ewwel sular go blokka ta' sitt appartamenti u penthouse. Il-blokka li minnu jiffirma dan l-appartament hija sovrastanti kumpless ta' garaxxijiet li jinsabu f'basement level. Konfinanti l-blokk kollu mill-grigal ma' Conception Street, mill-majjstral ma' propjeta' ta' terzi mhux maghrufa u mill-lbic ma' Triq Luigi Rosato.

Access fil-propjeta' hawn fuq imsemmija sar nhar it-Tnejn 15 ta' Jannar, 2024, ghall-habta tal-hdax ta' filghodu. (11:00am). Dakinhar tal-access kien hemm prezenti l-intimat Joe Portelli mhux assistit.

Din il-propjeta' hija sottostanti beni ta' terzi u hija libera u franka u tinkludi d-drittijiet u l-pertinenzi kollha taghha skond kif immarkat fuq il-pjanta tar-Registru tal-Artijiet. Din il-propjeta' hija suggett ghall-mghodija ta' katusi ta' l-ilma tax-xita u tad-drenagg, skond kif ikun mehtieg ghas-servizz tal-propjeta li tiffirma parti mill-istess blokk.

Din il-propjeta' giet akkwistata permezz ta' kuntratt fl-atti tan-Nutar Pierre Cassar datat disgha u ghoxrin (29) ta' Settembru tas-sena elfejn u tlieta (2003). Dan il-kuntratt huwa pprezentati f'Anness D.

2. Deskrizzjoni tal-propjeta'

L-appartament fl-ewwel sular jigi accessat minn access komuni li ghandu kejl ta' 8.8 metri b'2.5 metri. Il-blokka ghandha 'lift' u it-tarag komuni li huwa miksi

Buo

bl-irham filwaqt li l-pjani miskija b'madum ta' ceramika. It-tarag ghandu ukoll puggaman tal-'aluminium'.

Il-propjeta' hawn fuq imsemmija tikkonsisti f'dan li gej:

- Intrata li fiha kejl ta' 2.96 bi 6.2 metri;
- Salott li fih kejl ta 5.9 metri bi 2.96 metri, u jiehu l-arja min gallerija li thares fuq it-Triq Luigi Rosato;
- Kamra tal-pranzu li fiha kejl ta 5.7 metri bi 3 metri, u tiehu l-arja min gallerija li thares fuq it-Triq Luigi Rosato;
- Kcina li fiha kejl ta' 4.1 metri bi 4.6 metri, u tiehu l-arja min tieqa li thares fuq it-Triq Luigi Rosato;
- Il-kamra tal-banju li fiha kejl ta' 2.6 metri bi 3.3 metri, tinsab fi'stat ta gebel u saqaf, minghajr madum. Il-kamra tal-banju tiehu d-dawl minn xaft, li ghandu kejl ta' metru b' 0.85 metri;
- Il-kamra tas-sodda 01 fiha kejl ta' 5 metri bi 3.8 metri, u tiehu l-arja min tieqa li thares fuq it-Triq il-Kuncizzjoni;
- Il-kamra tas-sodda 02 fiha kejl ta' 5 metri bi 3 metri, u tiehu l-arja min tieqa li thares fuq it-Triq il-Kuncizzjoni;
- Il-kamra tas-sodda 03 fiha kejl ta' 5 metri bi 2.7 metri, u tiehu l-arja min tieqa li thares fuq it-Triq il-Kuncizzjoni;
- Il-mahzen domestiku li fih kejl ta' 1.2 metri bi 1.4 metri.

Is-sit fih kejl ta' madwar 144 metru kwadru. Il-faccata fl-ewwel sular wiesgha madwar 10.5 metri fuq it-Triq Luigi Rosato u madwar 9.7 metri fuq it-Triq il-Kuncizzjoni. L-gholi intern tal-propjeta' huwa ta 2.8 metri.

Ritratti tal-propjeta' huma pprezentati f'Anness B.

BUD

3. Kundizzjoni tal-Fond

B'mod generali, il-propjeta' hija mibnija b'hitan tal-gebel u soqfa tal-konkos.

Illi l-fond jinsab fi stat semi-finished bil-madum u aperturi tal-'aluminium' suwed. Il-Bieb ta' barra huwa tal injam, filwaqt li fuq gewwa il-bibien interni ghadhom ma gewx installatti, u il-hitan huma mizbugha izda fadal bzonn ta' passatta finali.

Fuq barra, il-faccatta hija fuq il-fil, u il-gallariji jinsabu bla puggaman. Il-fond ghadu mhux mqabbad mas-servizzi ta' dawl u ilma.

4. Skemi ta' l-Awtorita' ta' l Ippjanar

Il-propjeta' hija mibnija madwar tletin sena. Il-propjeta' tinsab gewwa area residenzjali immarkata bhala '*Urban Conservation Area*' gewwa Bormla hekk kif jidher minn '*Cospicua Inset Map*' li tiffirma parti minn '*Grand Harbour Local Plan*' li huwa dokument ufficjali ta' l-Awtorita' tal-Ippjanar. Il-lokazzjoni tal-post hija identifikata f'Anness A.

Il-fond huwa kopert b'permess ta' l-ippjanar PA/5250/93 hlief ghal xi tibdiliet minuri. Fl-2023 gie approvat permess iehor PA/6646/22 - *To sanction changes to existing two first-floor apartments approved in PA05250/93, and proposed internal alterations and subdivision to three residential units.* Pero dan il-permess ghadu mhux esegwit.

5. Valutazzjoni

Wara li ikkunsidrajt il-fatturi kollha msemmija hawn fuq, li jinkludu il-lokalita', it-tip u l-kundizzjoni tal-propjeta, l-iskemi ta' bini ezistenti applikabbli fuq is-sit, l-esponent jistma l-propjeta' bhala liberu u frank, fuq is-suq miftuh, fl-ammont ta' **Mitejn u Tletin Elf Ewro (€230,000)**.

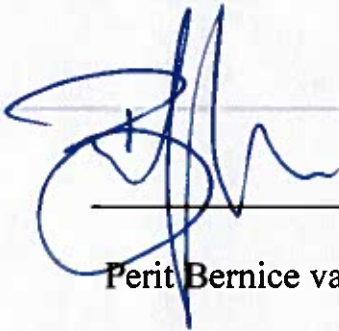
Bernice van Dijk

B.E.&A., (Hons)(Mellit), A.& C.E., M.Sc. (Structural Eng.)

Orchid Court, Office 1,

Valley Road, Msida, MSD 9027

Tel: 77280164 / 21343441



Perit Bernice van Dijk

B.E.&A.(Hons.), M.Sc.(Structural Eng.), Perit.

Illum 13 ta' Marzu 2024
Deher li-Perit Legali / Tekniku:
Bernice Van Dijk
Li wara li ddikjara li thallas l-ammont li:
dovut, halef/halfet li qeda/qdlet fedelmont
u onestament l-inkarigu r-oghnti filu/ha.

Deputat Registratur

Illum 06 FEB 2024

Ipprezentata mill- Perit Bernice van Dijk

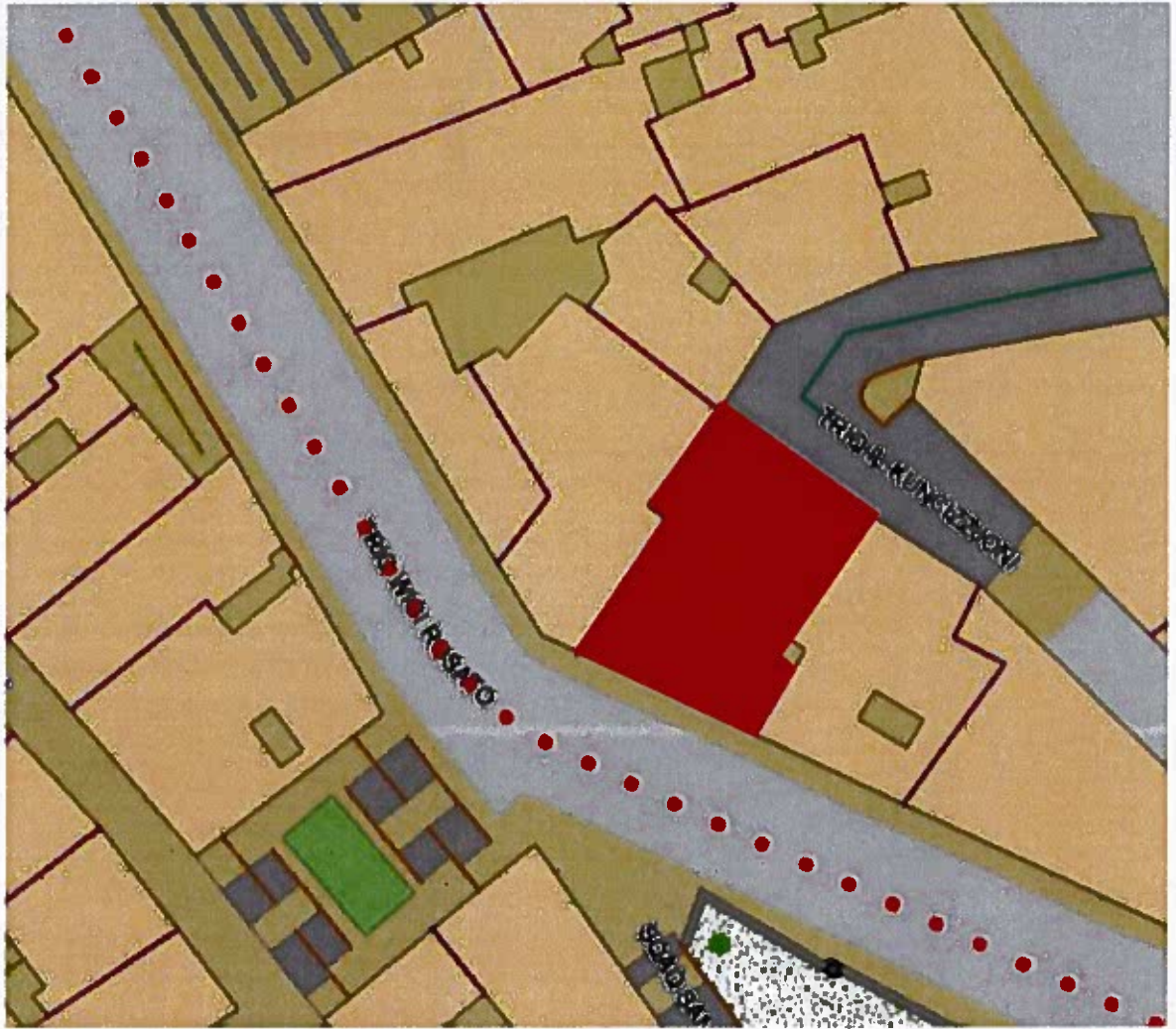
bla dok/b 3, H dokument
(b)



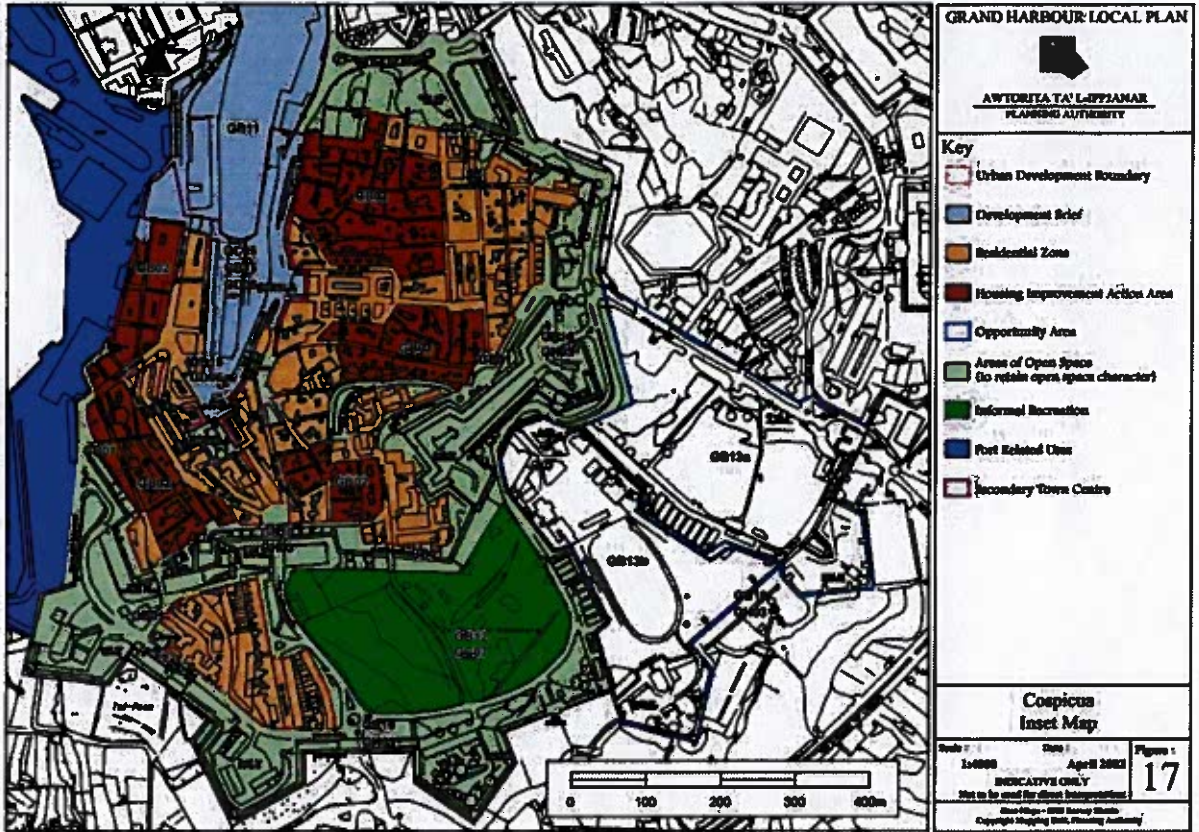
Carina Abdilla
Deputat Registratur

BD

Anness A: Pjanti tas-Sit



Stampa 1: Is-Sit immarkat fuq site plan



Stampa 2: Pjan Lokali tas-sit

BUD

Anness B: Rekord Fotografiku



1: Il-keina / kamra tal-ikel



2: Il-kamra tal-ikel / Is-sufan



3: Il-Kuritur



4: Kamra tal-banju



5: Kamra tas-sodda



6: Kamra tas-sodda



7: Xaft intern

BUD

Anness C: Ritratti tal-Faccata



Ritratt tal-Faccata

16086

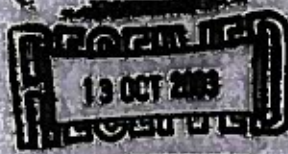
Twenty ninth day of September of the year two thousand and three (29.9.2003).

Sale made by the limited liability company "Bolin Construction Company Limited" to the limited liability company "Small Properties Limited", which acquired a block of six flats, in shell form state, externally unnumbered and unnamed, in Triq Luigi Rosato formerly Triq San Mikiel, Cospicua, with all its rights and appurtenances, including its airspace but excluding the underlying garage complex, as free and unencumbered.

Said block together with the underlying garage complex is built in lieu of tenements numbered twenty five (25), twenty seven (27) and twenty eight (28), in Immaculate Conception Street, Bormla, Cospicua and is bounded on the south west by Triq Luigi Rosato, on the north east by Conception Street and on the north west by a certain Mario whose surname is not known to the parties.

For the sale price and in consideration of twenty five thousand lira (Lm25,000).

By Lm 15,000



Sala's

Notary Pierre Cassar

Order 1583283

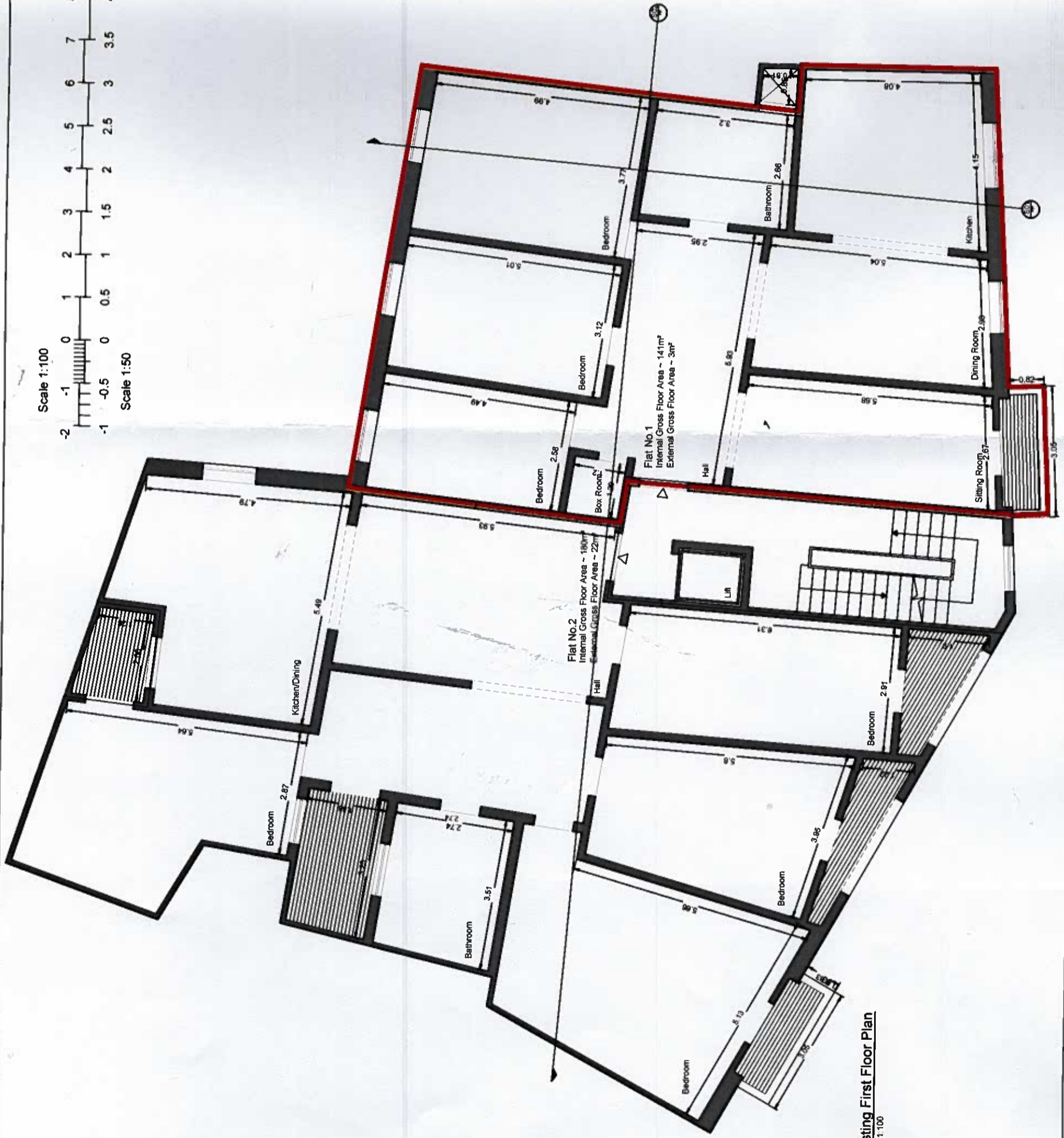
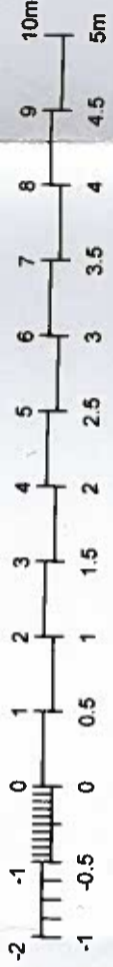
1/16086/2003

80

Anness E: Pjanti tal-Propjeta'

Bo

Scale 1:100



Existing First Floor Plan
Scale 1:100

Bernice van Dijk
 B.E.&A. (Hons), (Mell), A. & C.E., M.Sc. (Structural Eng.)
 Orehid Court, Office 1,
 Vahay Road, Wisda MSD 9027
 Tel: 77280164 / 21343441

PROJECT:	SUBBASTA NRU. 55/2023		
ADDRESS:	Flat 01, Cottonera Flats, Triq Luigi Rosato, Bormla		
DRG TITLE:	FIRST FLOOR PLAN		
SCALE:	1:100		
DRAWN BY:	CHECKED BY:	DATE:	
J.A.	B.V.D	JAN '24	
FILE No.:	DRG. No.:		
24.01	DWG 01		

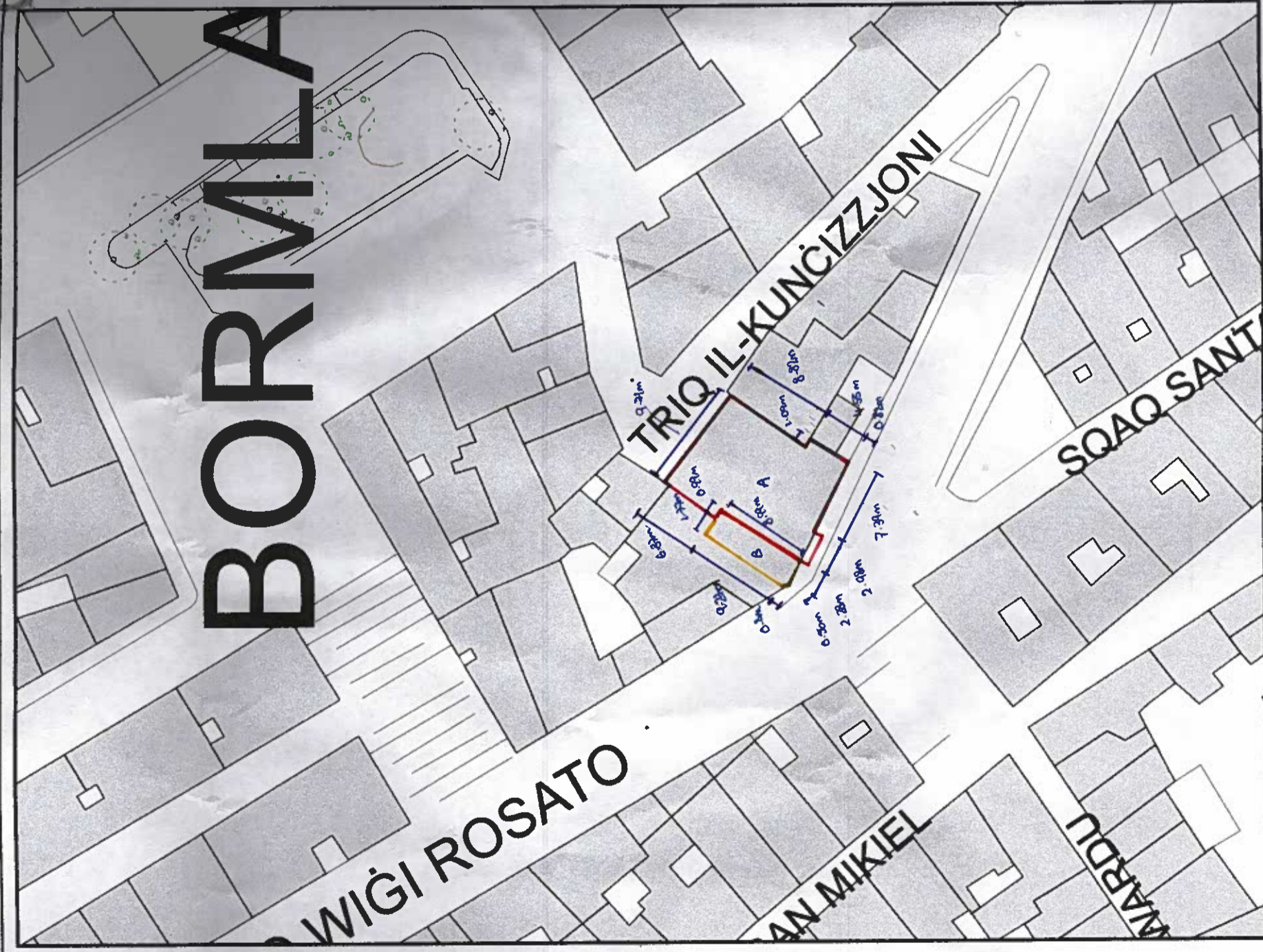
BERNICE VAN DIJK
 ARCHITECT & CIVIL ENGINEER

Bernice Van Dijk
 B.E.&A (Hons), A&CE, M.Sc (Structural Eng.), Pent
 25, Triq Il-Kbira Siggiewi, SGW 1305
 Mob (+356) 77280164
 E-mail: mzzibernice@gmail.com

Anness F: Pjanta tar-Registru ta' l-Artijiet u It-Tmien Skeda

Dan hu dokument ufficcjal i ghall-użu biss fl-Aġenzja għar-Registrazzjoni tal-Artijiet

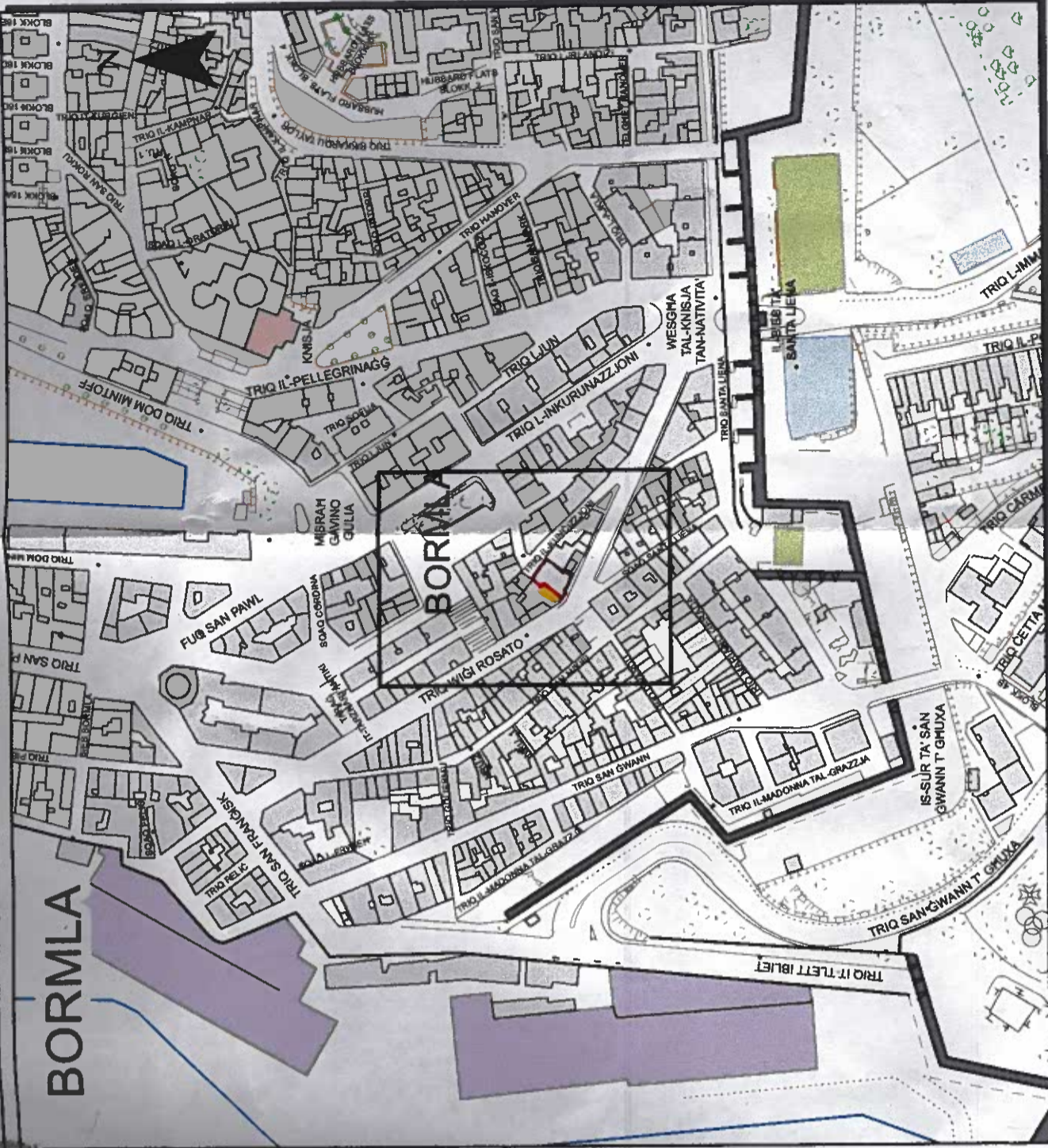
This is an official document for Land Registration Agency use only



Scale 1:500
0 10 20 30 40 50m

A - OVERSEAS AT 1st FLOOR
B - COMMON AREA AT ALL LEVELS

Scale 1:500



Pjanta tas-Sit 1:2500 Site Plan

Aġenzja għar-Registrazzjoni tal-Artijiet

116, Casa Bolino, Triq il-Punent, Il-Belt Valletta



Land Registration Agency

116, Casa Bolino, Triq il-Punent, Il-Belt Valletta

Nru tal-Mappa: **333919 E**
Map Number:

Požizzjoni Ċentrali: **x = 56690**
Centre Coordinates: **y = 70951**

Parti min S.S.: **5670**
Extracted from S.S.:

Data: **15/01/2024**
Date:

Perit:
Architect:

Benjice van Dijk
B.E. (Arch), (Hons) (Mech) A & C.E., M.Sc. (Structural Eng.)
Timbru tal-Perit:
Architect's Stamp:

Qies (metri kwadri): **ca. 144 m²**
Area (square metres):

Firma ta' l-Applikant:
Applicant's Signature:

[Signature]
Benjice van Dijk
B.E. (Arch), (Hons) (Mech) A & C.E., M.Sc. (Structural Eng.)
Orġanizzazzjoni: *[Signature]*
Valley Road, Msida, MSD 9027
Tel: 77260164 / 21343441

LR 336659

Dritt imhallas
Fee Paid

EIGHTH SCHEDULE

PHYSICAL ATTRIBUTES OF IMMOVABLE PROPERTY

Locality	Bormla
Address	Flat 01, Cottonera Flats, Triq Luigi Rosato
Total Footprint of Area Transferred *	144m ²

TICK WHERE APPLICABLE (Tick one box in each case except where indicated otherwise)

Type of Property	<input type="checkbox"/> Villa	<input type="checkbox"/> Semi-Detached	<input type="checkbox"/> Bungalow	<input checked="" type="checkbox"/> Flat/Apartment
	<input type="checkbox"/> Penthouse	<input type="checkbox"/> Mezzanine	<input type="checkbox"/> Maisonette	<input type="checkbox"/> Farmhouse
	<input type="checkbox"/> Terraced House	<input type="checkbox"/> Ground Floor Tenement		
Age of Premises	<input type="checkbox"/> 0-20 years	<input checked="" type="checkbox"/> Over 20 years	<input type="checkbox"/> Pre WWII	
Surroundings	<input type="checkbox"/> Sea View	<input type="checkbox"/> Country View	<input checked="" type="checkbox"/> Urban	
Environment	<input checked="" type="checkbox"/> Quiet	<input type="checkbox"/> Traffic	<input type="checkbox"/> Entertainment	<input type="checkbox"/> Industrial
State of Construction	<input checked="" type="checkbox"/> Shell	<input type="checkbox"/> Semi-Finished**	<input type="checkbox"/> Finished***	
Level of Finishes	<input type="checkbox"/> Good	<input type="checkbox"/> Adequate	<input checked="" type="checkbox"/> Poor	
Amenities <small>Tick as many as appropriate</small>	<input type="checkbox"/> With Garden	<input type="checkbox"/> With Pool	<input checked="" type="checkbox"/> With Lift	<input type="checkbox"/> With Basement
	<input type="checkbox"/> No Garage	<input type="checkbox"/> One car Garage	<input type="checkbox"/> Two Car Garage	<input type="checkbox"/> Multi Car Garage
Airspace	<input type="checkbox"/> Ownership of Roof	<input checked="" type="checkbox"/> No Ownership of Roof	<input type="checkbox"/> Shared Ownership	

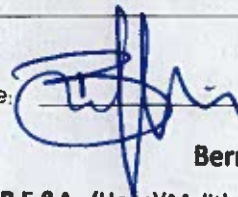
* Includes all lands and gardens but excludes additional floors, roofs and washrooms

*** Includes ** plus bathrooms and apertures

** Includes plastering, electricity, plumbing and floor tiles

Date: 01/02/2024

Perit's Signature: _____



Bernice van Dijk

B.E.&A., (Hons)(Melit), A.& C.E., M.Sc. (Structural Eng.)

Warrant Number: 773

Rubber Stamp: _____

Orchid Court, Office 1,

Valley Road, Msida, MSD 9027

Tel: 77280164 / 21343441

Fil-Prim Awla' tal-Qorti Civili

Fil-Atti tas-Subbasta Nru. 55/2023

Sandra A.S. Limited C 92793

Vs

Small Properties Limited C 29977



Relazzjoni tal-Perit Arkitett

Bernice van Dijk

B.E.&A.(Hons.), M.Sc.(Structural Eng.), Perit.

mizzibernice@gmail.com

Ii-Tnejn 22 ta' Jannar 2024

BVA

1. Fond

Il-fond imsemmi Flat 2, Cottonera Flats, Triq Luigi Rosato, Bormla, jikkonsisti f'appartament fl-ewwel sular go blokka ta' sitt appartamenti u penthouse. Il-blokka li minnu jiffirma dan l-appartament hija sovrastanti kumpless ta' garaxxijiet li jinsabu f'basement level. Konfinanti l-blokk kollu mill-grigal ma' Conception Street, mill-majjstral ma' propjeta' ta' terzi mhux maghrufa u mill-lbic ma' Triq Luigi Rosato.

Access fil-propjeta' hawn fuq imsemmija sar nhar it-Tnejn 15 ta' Jannar, 2024, ghall-habta tal-hdax ta' filghodu. (11:00am). Dakinhar tal-access kien hemm prezenti l-intimat Joe Portelli mhux assistit.

Din il-propjeta' hija sottostanti beni ta' terzi u hija libera u franka u tinkludi d-drittijiet u l-pertinenzi kollha taghha skond kif immarkat fuq il-pjanta tar-Registru tal-Artijiet. Din il-propjeta' hija suggett ghall-mghodija ta' katusi ta' l-ilma tax-xita u tad-drenagg, skond kif ikun mehtieg ghas-servizz tal-propjeta' li tiffirma parti mill-istess blokk.

Din il-propjeta' giet akkwistata permezz ta' kuntratt fl-atti tan-Nutar Pierre Cassar datat disgha u ghoxrin (29) ta' Settembru tas-sena elfejn u tlieta (2003). Dan il-kuntratt huwa pprezentati f'Anness D.

2. Deskrizzjoni tal-propjeta'

L-appartament fl-ewwel sular jigi accessat minn access komuni li ghandu kejl ta' 8.8 metri b'2.5 metri. Il-blokka ghandha 'lift' u it-tarag komuni li huwa

miksi bl-irham filwaqt li l-pjani miskija b'madum ta' ceramika. It-tarag ghandu ukoll puggaman tal-'aluminium'.

Il-propjeta' hawn fuq imsemmija tikkonsisti f'dan li gej:

- Intrata li fiha kejl ta' 3.95 bi 6.3 metri u 6.3 metri b'3.1 metri;
- Kcina/Kamra tal-Pranzu li fiha kejl ta' 5.3 metri bi 4.2 metri, u 1.5 metri bi' 2.6 metri, u tiehu l-arja min gallerija li thares fuq it-Triq il-Kuncizzjoni;
- Il-kamra tas-sodda 01 fiha kejl ta' 5 metri bi 3.8 metri, u tiehu d-dawl minn xaft;
- Bitha li ghandu kejl ta' 3.2 metri b'1.8 metri;
- Il-kamra tas-sodda 02 fiha kejl ta' 4.2 metri bi 6.4 metri, u tiehu l-arja min gallerija li thares fuq it-Triq Luigi Rosato.
- Il-kamra tas-sodda 03 fiha kejl ta' 5.4 metri bi 3.2 metri, u tiehu l-arja min bieb li jhares fuq terrazin zghir li jhares fuq it-Triq Luigi Rosato. Il-puggamman ghadu ma giex imwahhal;
- Il-kamra tas-sodda 04 fiha kejl ta' 6.2 metri bi 2.9 metri, u tiehu l-arja min bieb li jhares fuq terrazin zghir li jhares fuq it-Triq Luigi Rosato. Il-puggamman ghadu ma giex imwahhal;
- Il-kamra tal-banju fiha kejl ta' 3.4 metri bi 2.7 metri. Tinsab fi'stat ta gebel u saqaf, minghajr madum;
- Il-mahzen domestiku fih kejl ta' 1.2 metri bi 1.4 metri;

Is-sit fih kejl ta' madwar 202 metru kwadru. Il-faccata fl-ewwel sular wiesgha madwar 13.3 metri fuq it-Triq Luigi Rosato u madwar 4.8 metri fuq it-Triq il-Kuncizzjoni. L-gholi intern tal-propjeta' huwa ta 2.8 metri.

Ritratti tal-propjeta' huma pprezentati f'Anness B.



3. Kundizzjoni tal-Fond

B'mod generali, il-propjeta' hija mibnija b'hitan tal-gebel u soqfa tal-konkos.

Illi l-fond jinsab fi stat semi-finished bil-madum u aperturi tal-'aluminium' suwed. Il-Bieb ta' barra huwa tal injam, filwaqt li fuq gewwa il-bibien interni ghadhom ma gewx installatti, u il-hitan huma mizbugha izda fadal bzonn ta' passatta finali.

Fuq barra, il-faccatta hija fuq il-fil, u il-gallariji jisabu bla puggaman. Il-fond, ghadu mhux mqabbad mas-servizzi ta' dawl u ilma.

4. Skemi ta' l-Awtorita' ta' l Ippjanar

Il-propjeta' hija mibnija madwar tletin sena. Il-propjeta' tinsab gewwa area residenzjali immarkata bhala '*Urban Conservation Area*' gewwa Bormla hekk kif jidher minn '*Cospicua Inset Map*' li tiffirma parti minn '*Grand Harbour Local Plan*' li huwa dokument ufficcjali ta' l-Awtorita' tal-Ippjanar. Il-lokazzjoni tal-post hija identifikata f'Anness A.

Il-fond huwa kopert b'permess ta' l-ippjanar PA/5250/93 hlief ghal xi tibdiliet minuri. Fl-2023 gie approvat permess iehor PA/6646/22 - *To sanction changes to existing two first-floor apartments approved in PA05250/93, and proposed internal alterations and subdivision to three residential units*. Pero dan il-permess ghadu mhux esegwit.



5. Valutazzjoni

Wara li ikkunsidrajt il-fatturi kollha msemmija hawn fuq, li jinkludu il-lokalita', it-tip u l-kundizzjoni tal-propjeta, l-iskemi ta' bini ezistenti applikabli fuq is-sit, l-esponent jistma l-propjeta' bhala liberu u frank, fuq is-suq miftuh, fl-ammont ta' **Tlitt Mija u Hamsa u Ghoxrin Elf Ewro (€325,000)**.

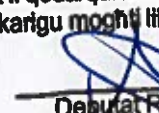


Perit Bernice van Dijk

B.E.&A.(Hons.), M.Sc.(Structural Eng.), Perit.

Bernice van Dijk
B.E.&A., (Hons)(Melit), A.& C.E., M.Sc. (Structural Eng.)

Orchid Court, Office 1,
Valley Road, Msida, MSD 9027
Tel: 77280164 / 21343441

Ilum <u>13-12-2024</u>
Deher il-Perit Legali / Tekniku: <u>Bernice van Dijk</u>
Li wara li ddikjara li thallas l-ammont lillu dovut, halef/halfet li qeda/qdlet fedelment u onestament l-inkarigu moght lillu/ha.
 Deputat Registratur

Ilum 06 FEB 2024

Prezentata mill- Perit Bernice van Dijk

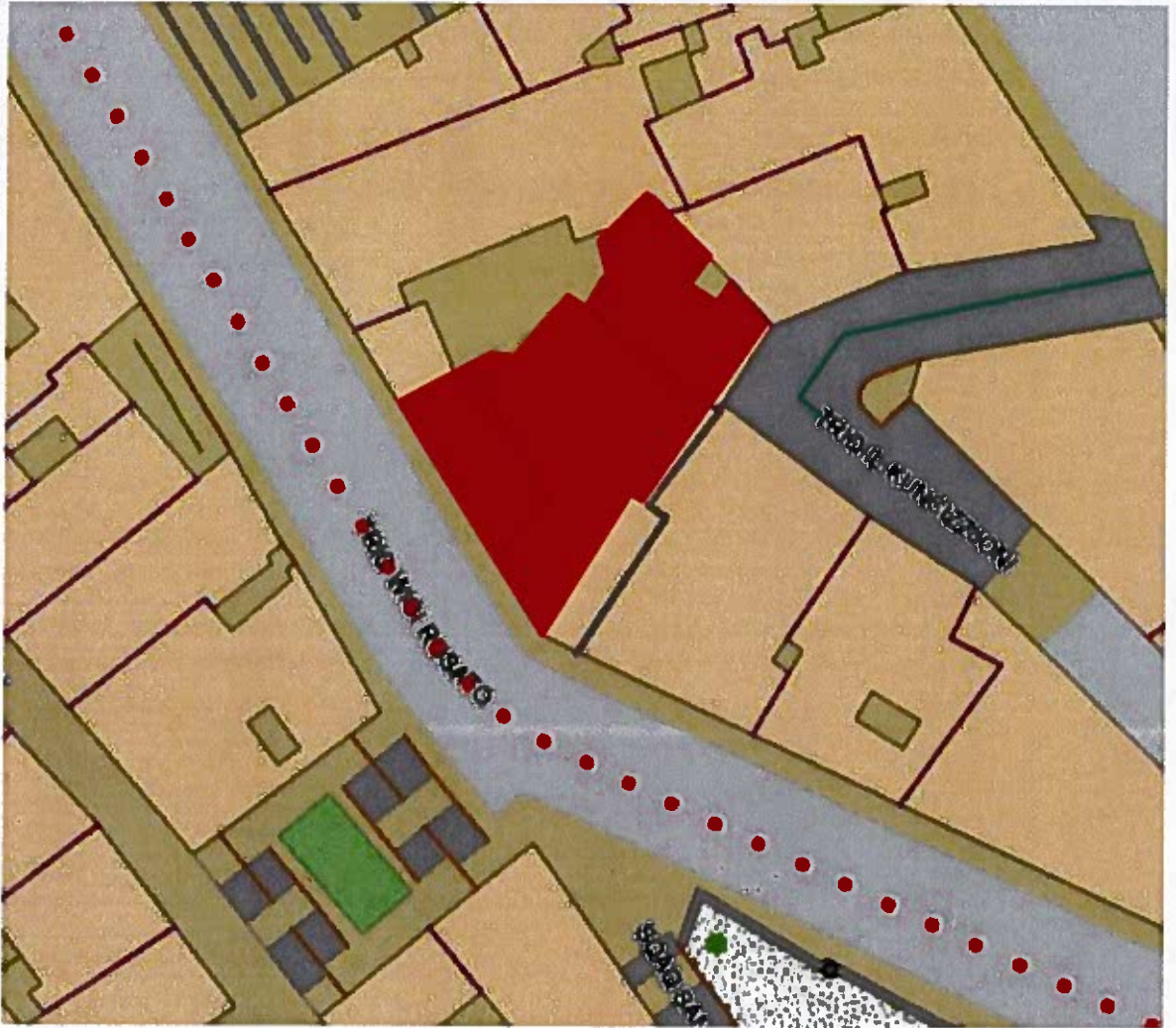
la dok/b 8/11 (6) dokument



Carina Abdilla
Deputat Registratur

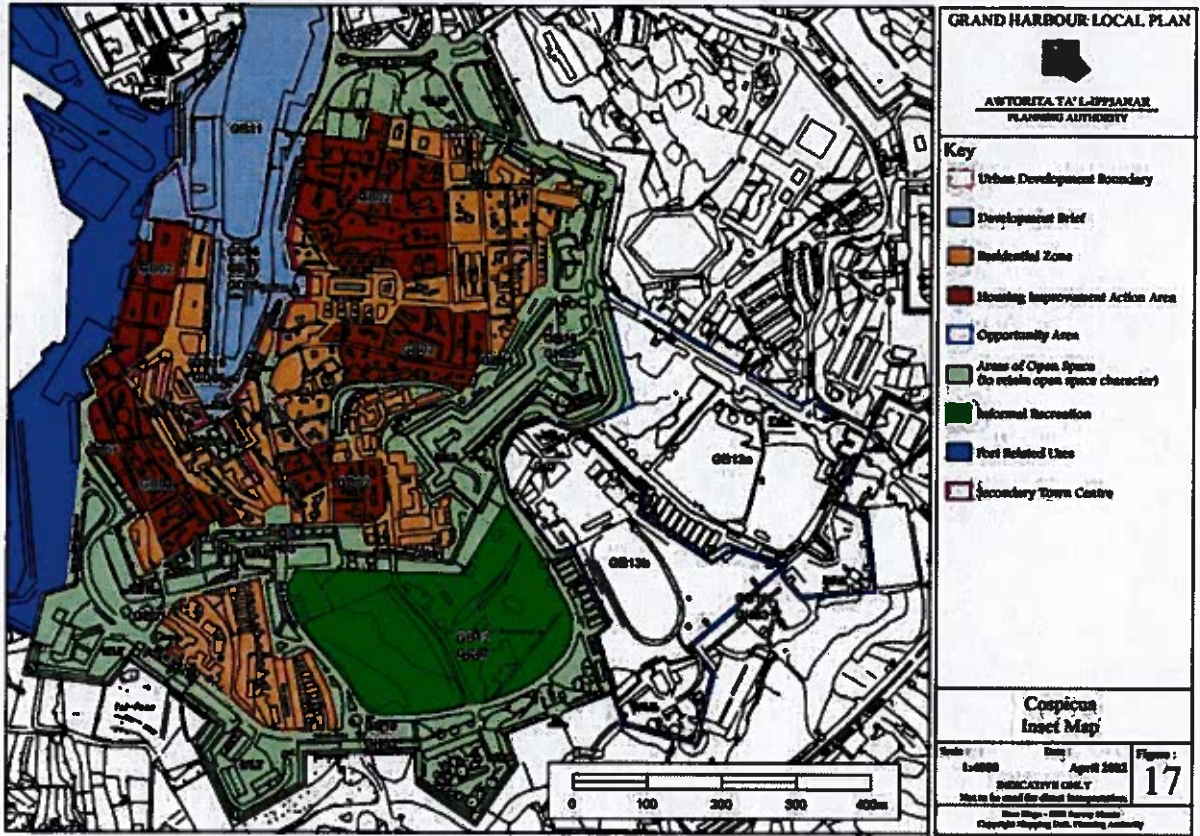


Anness A: Pjanti tas-Sit



Stampa 1: Is-Sit immarkat fuq site plan

Handwritten text in blue ink, possibly a signature or date, located in the lower-left quadrant of the page.



Stampa 2: Pjan Lokali tas-sit

Anness B: Rekord Fotografiku



1: L-intrata



2: Il-kamra tal-ikel / tal-pranzu



3: Il-Kamra tas-sodda 01



4: Il-Bitha



5: Kamra tal-banju



6: Kamra tas-sodda

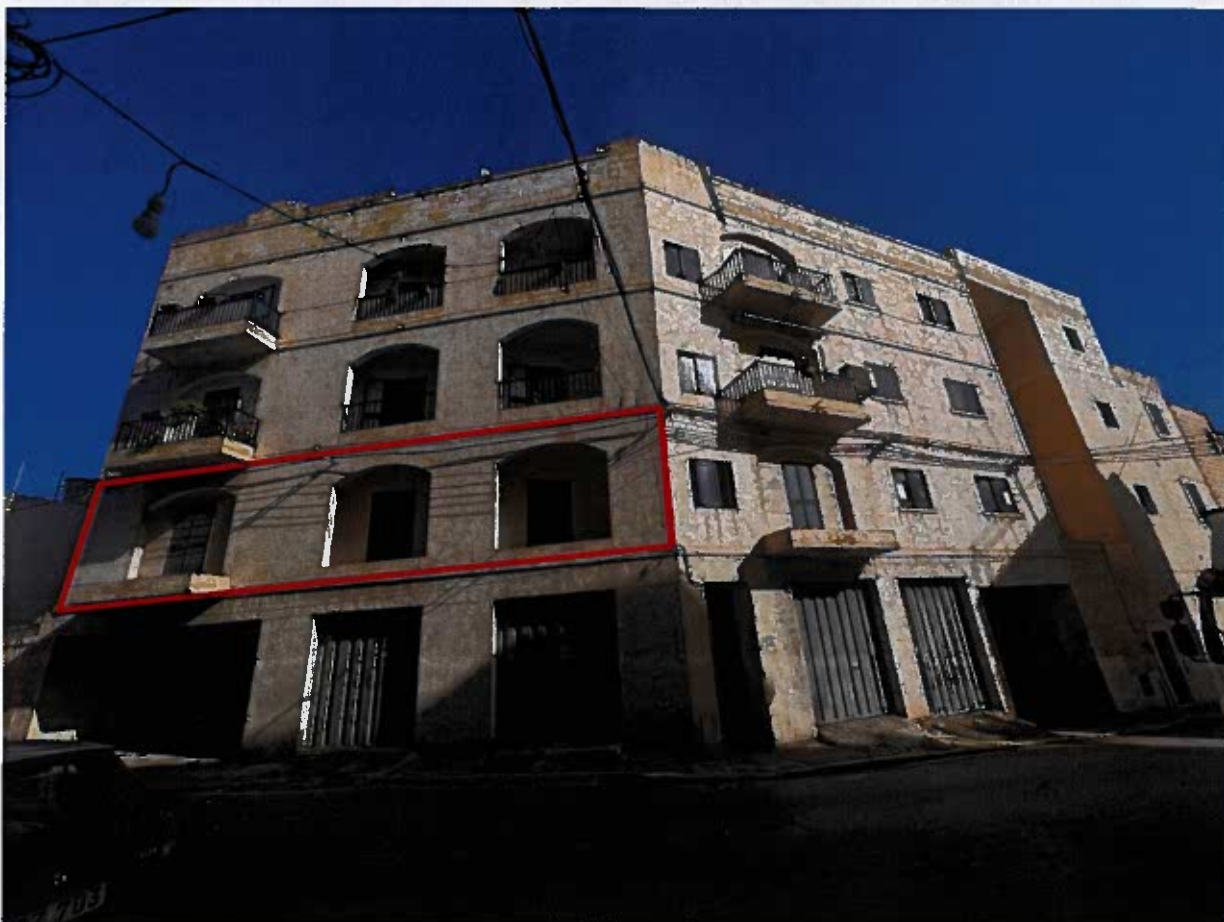


7: Kamra Tas-Sodda



8: Kamra Tas-Sodda

Anness C: Ritratti tal-Faccata



Ritratt tal-Faccata

16086

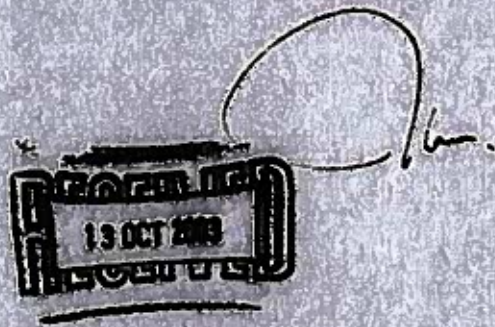
Twenty ninth day of September of the year two thousand and three (29.9.2003).

Sale made by the limited liability company "Bolin Construction Company Limited" to the limited liability company "Spartan Properties Limited" which acquired a block of six flats, in shell form state, externally unnumbered and unnamed, in Triq Luigi Rosato formerly Triq San Mikiel, Cospicua, with all its rights and appurtenances, including its airspace but excluding the underlying garage complex, as free and unencumbered.

Said block together with the underlying garage complex is built in lieu of tenements numbered twenty five (25), twenty seven (27) and twenty eight (28), in Immaculate Conception Street, Bormla, Cospicua and is bounded on the south west by Triq Luigi Rosato, on the north east by Conception Street and on the north west by a certain Mario whose surname is not known to the parties.

For the sale price and in consideration of twenty five thousand lira (Lm25,000).

25,000.51 Lm
A

A rectangular notary seal with the date "13 OCT 2003" in the center. Above the seal is a large, stylized handwritten signature.

Saleit
awit

Notary Pierre Cassar

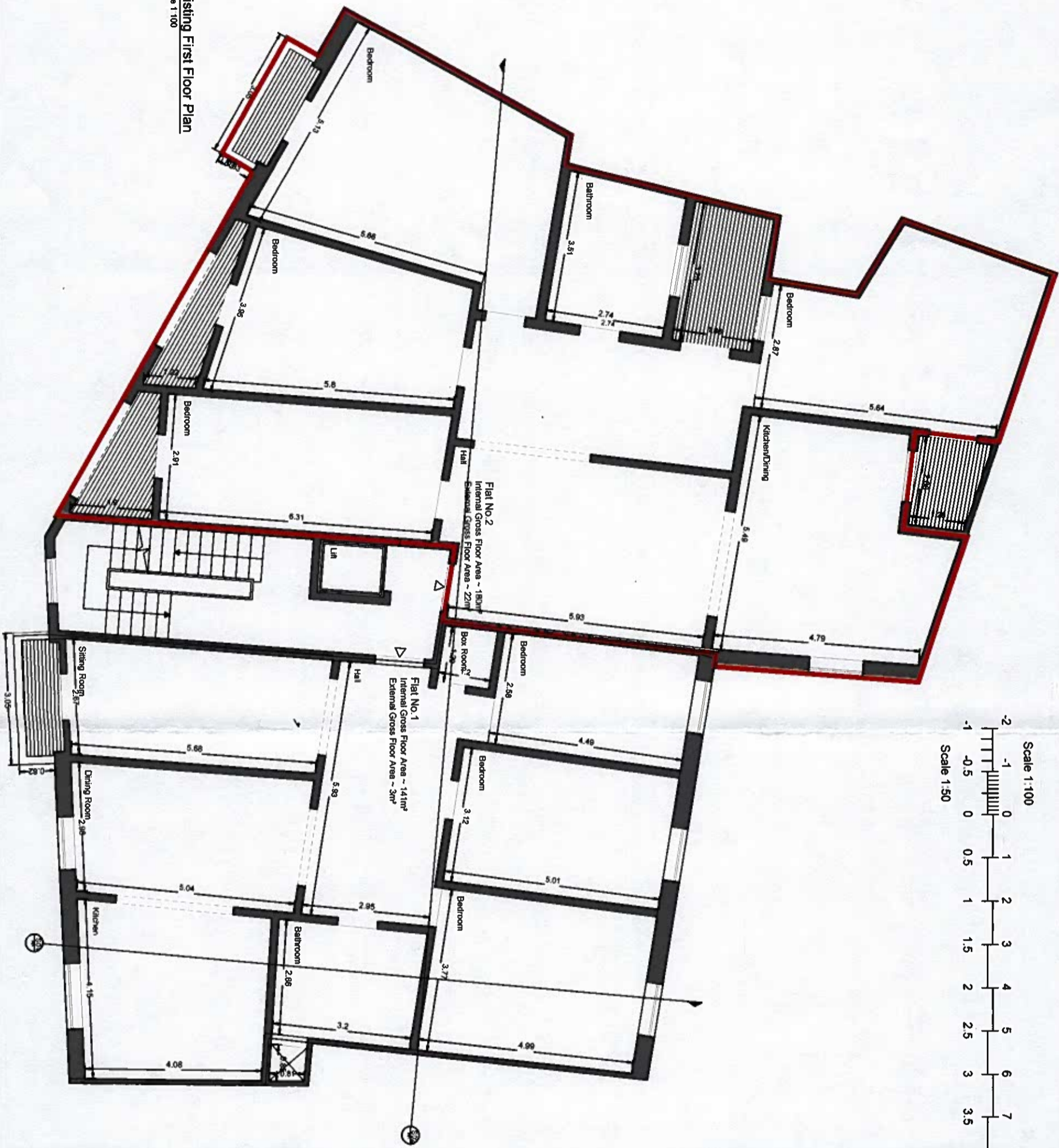
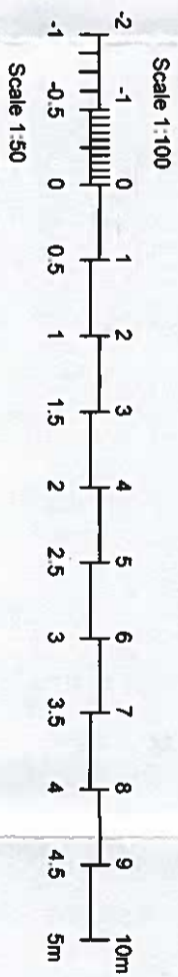
Order 1583283

1/16086/2003

BUD

Anness E: Pjanti tal-Propjeta'





Existing First Floor Plan
Scale 1:100

Bernice van Dijk
 Bernice van Dijk
 B.Sc. (Structural Eng.)
 Valli Kod, Msida, MSD 9027
 Tel: 77280164 / 21343441

PROJECT: SUBBASTA NRW. 55/2023

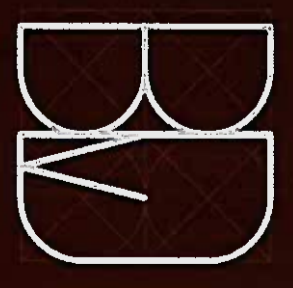
ADDRESS: Flat 02, Cottonera Flats,
Triq Luigi Rosato, Bormla

DRG TITLE: FIRST FLOOR PLAN

SCALE: 1:100

DRAWN BY:	CHECKED BY:	DATE:
J.A.	B.V.D	JAN '24
FILE No.:	DRG. No.:	
24.01	DWG 01	

BERNICE VAN DIJK
 ARCHITECT & CIVIL ENGINEER

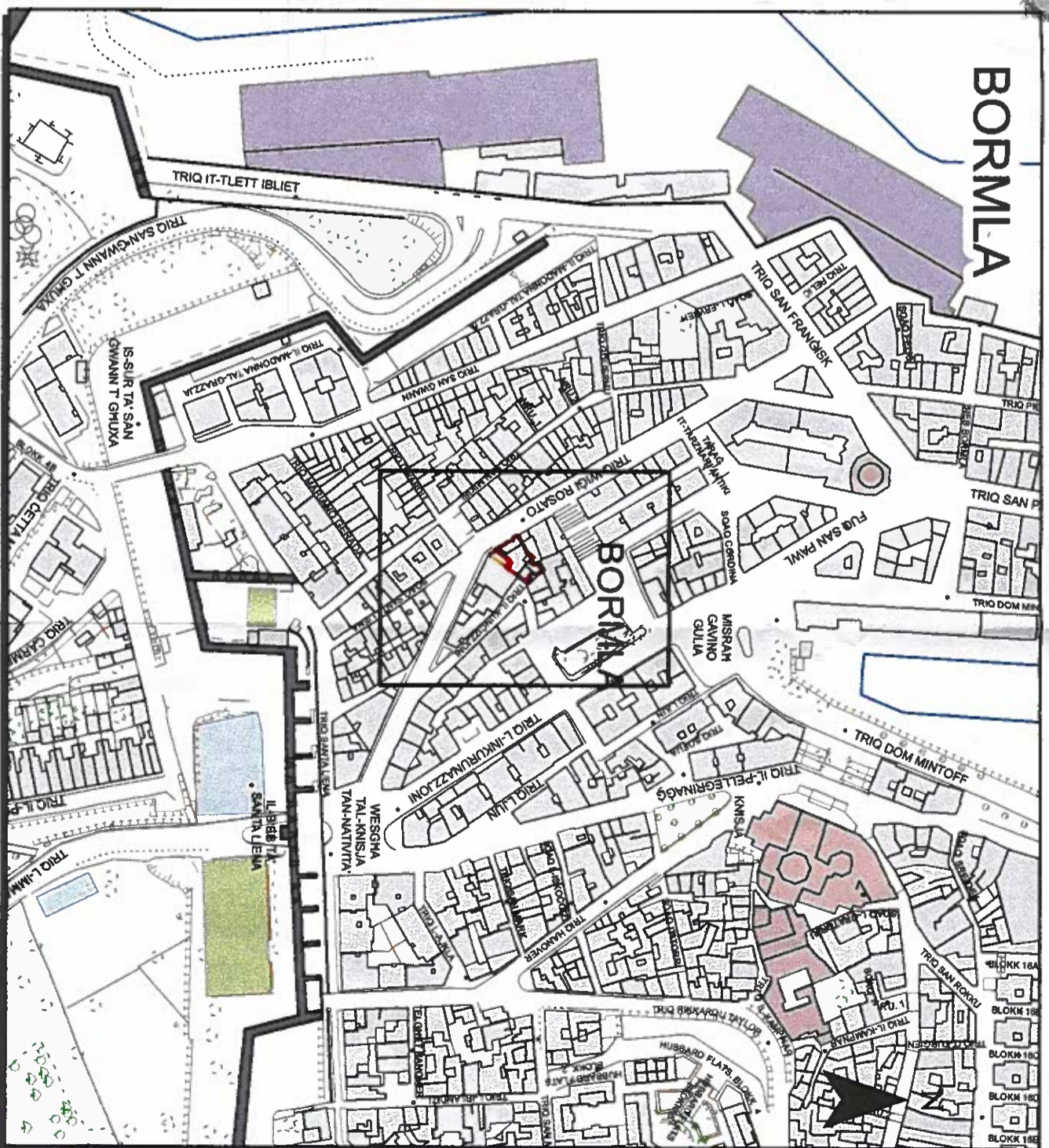
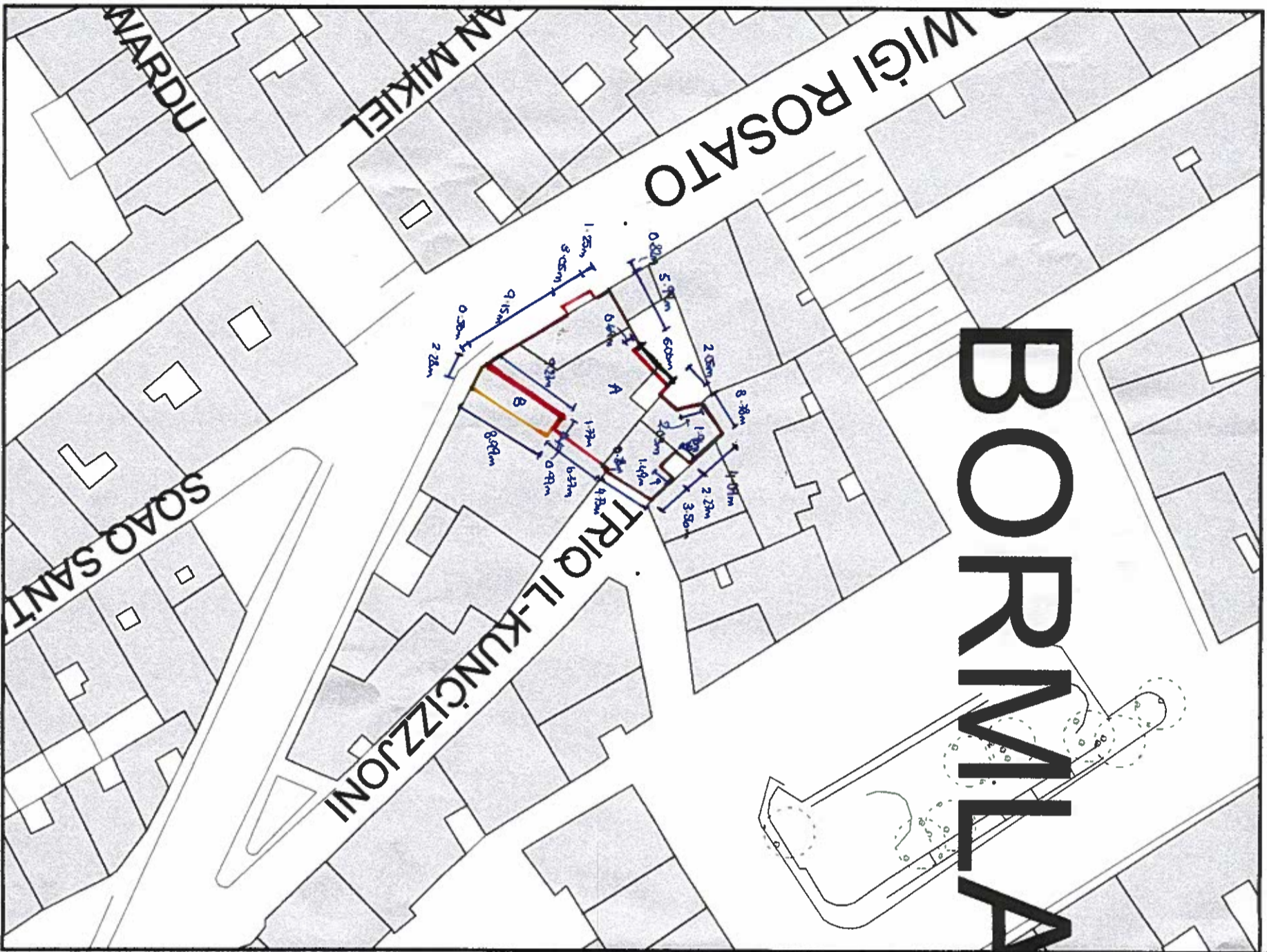


Bernice Van Dijk

B.E. & A. (Hons.), A&CE, M.Sc. (Structural Eng.), Perit
 25, Triq il-Kbirra Sigglew, SGW 1305
 Mob: (+356) 77280164
 E-mail: mizzibernice@gmail.com

Anness F: Pjanta tar-Registru ta' l-Artijiet u It-Tmien Skeda





Pjanta tas-Sit 1:2500 Site Plan

Agenzija għar-Registrazzjoni tal-Artijiet
 116, Casa Bolino, Triq il-Punent, Il-Belt Valletta



Land Registration Agency
 116, Casa Bolino, Triq il-Punent, Il-Belt Valletta

Nru tal-Mappa: **333919 E**
 Map Number: **333919 E**

Pozizzjoni Centrali: **x = 56690**
 Centre Coordinates: **y = 70951**

Parti min S.S.: **5670**
 Extracted from S.S.: **5670**

Data: **15/01/2024**
 Date: **15/01/2024**

Perit: **Bernice van Dijk**
 Architect: **B.E.&A., (Hons)(Melt) A.& C.E., M.Sc. (Structural Eng.)**

Timbru tal-Perit: **Orchid Court, Office 1,**
 Architect's Stamp: **Valley Road, Msida, MSD 9027**
 Tel: **77280164 / 21343441**

Firma tal-Applikant:
 Applicant's Signature:

Qies (metri kwadrati): **ca. 2092m²**
 Area (square metres): **ca. 2092m²**

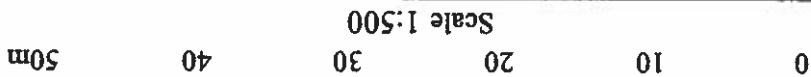
LR **336660**

Dritt imballas
 Fee Paid



Scale 1:500

A - OANERAGHTA AT 1ST FLOOR
 B - Common AREA AT ALL LEVELS



Scale 1:500



PHYSICAL ATTRIBUTES OF IMMOVABLE PROPERTY

Locality	Bormla
Address	Flat 02, Cottonera Flats, Triq Luigi Rosato
Total Footprint of Area Transferred*	202m ²

TICK WHERE APPLICABLE (Tick one box in each case except where indicated otherwise)

Type of Property	<input type="checkbox"/> Villa	<input type="checkbox"/> Semi-Detached	<input type="checkbox"/> Bungalow	<input checked="" type="checkbox"/> Flat/Apartment
	<input type="checkbox"/> Penthouse	<input type="checkbox"/> Mezzanine	<input type="checkbox"/> Maisonette	<input type="checkbox"/> Farmhouse
	<input type="checkbox"/> Terraced House	<input type="checkbox"/> Ground Floor Tenement		
Age of Premises	<input type="checkbox"/> 0-20 years	<input checked="" type="checkbox"/> Over 20 years	<input type="checkbox"/> Pre WWII	
Surroundings	<input type="checkbox"/> Sea View	<input type="checkbox"/> Country View	<input checked="" type="checkbox"/> Urban	
Environment	<input checked="" type="checkbox"/> Quiet	<input type="checkbox"/> Traffic	<input type="checkbox"/> Entertainment	<input type="checkbox"/> Industrial
State of Construction	<input checked="" type="checkbox"/> Shell	<input type="checkbox"/> Semi-Finished**	<input type="checkbox"/> Finished***	
Level of Finishes	<input type="checkbox"/> Good	<input type="checkbox"/> Adequate	<input checked="" type="checkbox"/> Poor	
Amenities <small>Tick as many as appropriate</small>	<input type="checkbox"/> With Garden	<input type="checkbox"/> With Pool	<input checked="" type="checkbox"/> With Lift	<input type="checkbox"/> With Basement
	<input type="checkbox"/> No Garage	<input type="checkbox"/> One car Garage	<input type="checkbox"/> Two Car Garage	<input type="checkbox"/> Multi Car Garage
Airspace	<input type="checkbox"/> Ownership of Roof	<input checked="" type="checkbox"/> No Ownership of Roof	<input type="checkbox"/> Shared Ownership	

* Includes all lands and gardens but excludes additional floors, roofs and washrooms

*** Includes ** plus bathrooms and apertures

** Includes plastering, electricity, plumbing and floor tiles

Date: 01/02/2024

Perit's Signature: 

Bernice van Dijk

Warrant Number: 773

Rubber Stamp: **B.E.&A., (Hons)(Melit), A.& C.E., M.Sc. (Structural Eng.)**

Orchid Court, Office 1,

Valley Road, Msida, MSD 9027

Tel: 77280164 / 21343441