



Co-Exclusivity: Duplex apartment for sale

For sale

Co-exclusive

6 500 000 €

<i>Product type</i> Duplex	<i>Num rooms</i> 3 rooms	<i>Building</i> Parc Saint Roman	<i>District</i> La Rousse - Saint Roman
<i>Living area</i> 95 m²	<i>Terrace area</i> 154 m²	<i>Total area</i> 249 m²	<i>Bedrooms</i> 2
<i>Parking</i> 1	<i>Cellar</i> 1	<i>Floor</i> 10-11	<i>Release date</i> Now
<i>Ref.</i> SAV439MC			

Occupying the top two floors of the prestigious Parc Saint Roman, this elegant duplex penthouse offers sweeping views over Monaco and the Mediterranean. Located in the quiet and sought-after *La Rousse* district near Boulevard d'Italie, it enjoys a prime elevated position at the eastern entrance of the Principality.

Recently refurbished to a high contemporary standard, the apartment features a spacious principal suite with an en suite bathroom and terrace access, a second bedroom currently used as an office, a separate kitchen, and open-plan living and dining areas that open onto a large wraparound terrace via floor-to-ceiling sliding doors.

A striking spiral staircase leads to a private rooftop terrace with two stylish decked areas - ideal for relaxing or entertaining - offering breathtaking sea, city, and mountain views. The rooftop also includes a convenient outdoor shower room.

Residents benefit from a 24/7 concierge service, a beautifully landscaped pool area with palm trees, a sauna,



solarium, and a fully equipped modern gym, all within a secure and exclusive setting.





