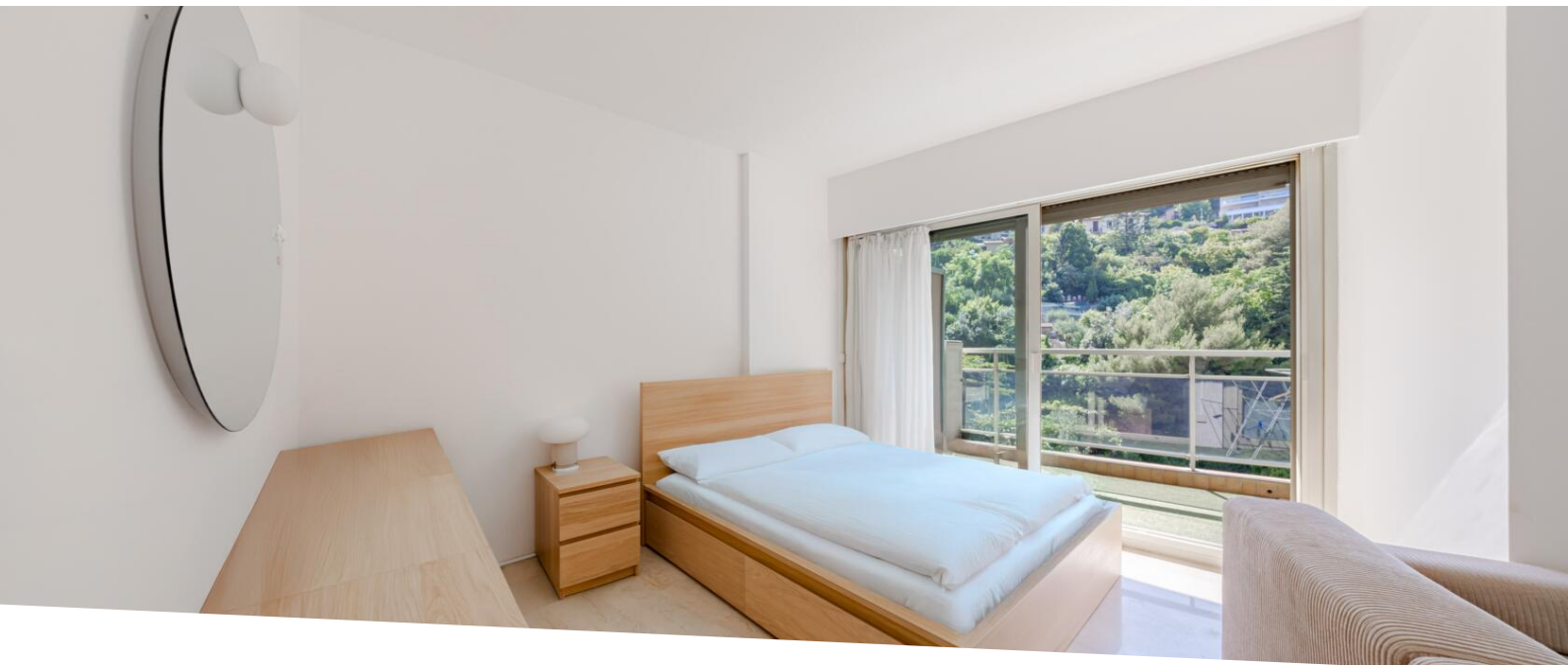




BRIGHT STUDIO HIGH FLOOR RESIDENCE L'ANNONCIADE

For sale

Co-exclusive

2 100 000 €

<i>Product type</i> Apartment	<i>Num rooms</i> Studio
<i>Building</i> Annonciade	<i>District</i> La Rousse - Saint Roman
<i>Living area</i> 38,50 m²	<i>Terrace area</i> 8 m²
<i>Total area</i> 46,50 m²	<i>Bathroom</i> 1
<i>Parking</i> 1	<i>Cellar</i> 1
<i>Floor</i> 12	<i>Annual costs</i> 3 000 €
<i>Condition</i> Good condition	<i>Release date</i> 01/04/2026
<i>Ref.</i> PEV779	

We offer you a nice bright studio located on a high floor, offering an unobstructed view. A cellar and parking are included in the price. The Annonciade residence, in the heart of the Larvotto-Saint-Roman district, benefits from a modern and sought-after setting, in the immediate vicinity of all amenities.

Located in the sought-after residential area of La Rousse - Saint Roman, this spacious 46.5 m² studio apartment (including 8 m² of terrace) is located on the 12th floor of the prestigious Annonciade residence. Offering an unobstructed view of the mountain, the apartment benefits from a beautiful natural light thanks to its large bay windows.

It consists of a functional entrance with storage, a fitted kitchen open to the generous main room of 19.43 m²,



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as well as a bathroom. The layout is optimized, with a modern and well-thought-out plan.

Sold with a cellar and a parking space, this property represents an ideal opportunity for a main residence or a quality rental investment in Monaco.

Additional advantages:

- Secure residence with concierge
- North facing with unobstructed views
- Good overall condition

Sale price : 2 100 000 €

