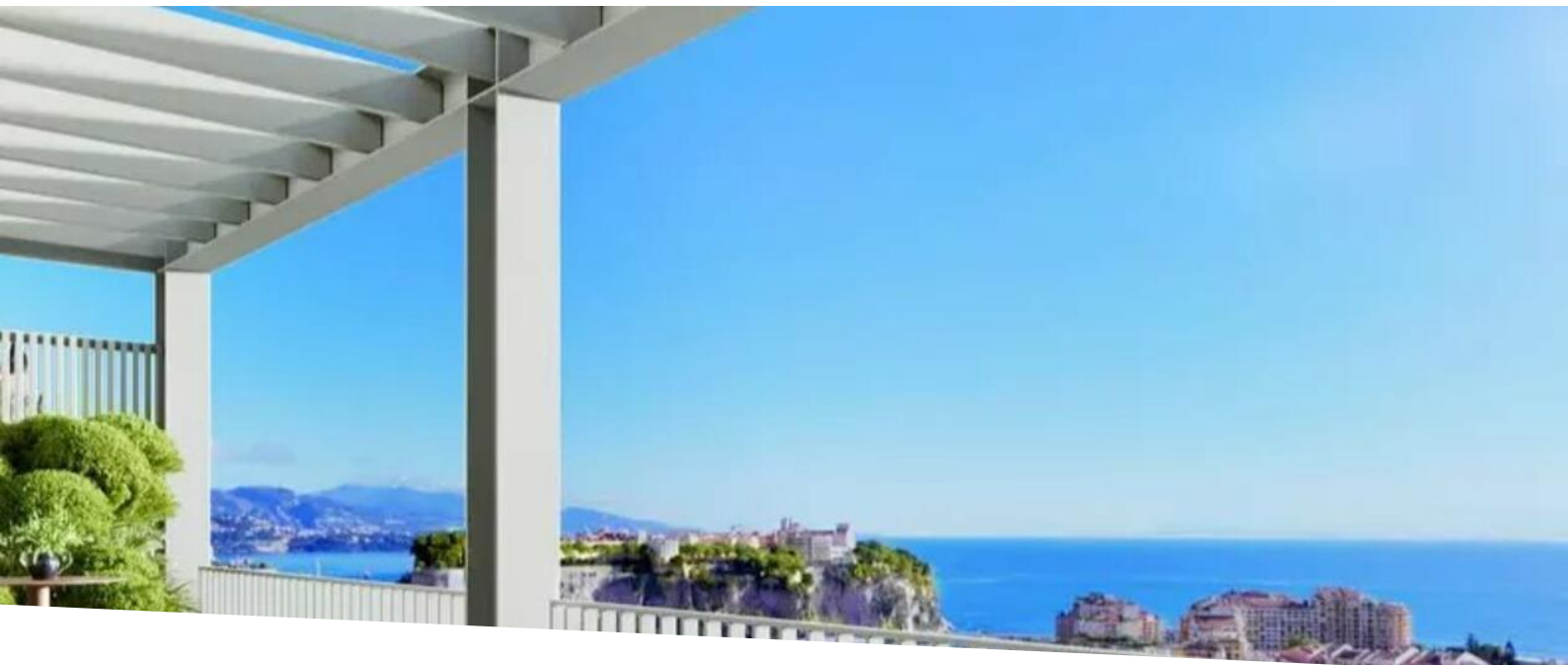




## Cap d'Ail - border of Monaco - Superb 3-room apartment in a new residence

For sale

675 220 €

|                                                  |                                                  |
|--------------------------------------------------|--------------------------------------------------|
| <i>Product type</i><br><b>Apartment</b>          | <i>Num rooms</i><br><b>3 rooms</b>               |
| <i>District</i><br><b>Cap-d'Ail</b>              | <i>City</i><br><b>Cap-d'Ail</b>                  |
| <i>Country</i><br><b>France</b>                  | <i>Living area</i><br><b>60,76 m<sup>2</sup></b> |
| <i>Terrace area</i><br><b>9,37 m<sup>2</sup></b> | <i>Total area</i><br><b>70,13 m<sup>2</sup></b>  |
| <i>Bedrooms</i><br><b>2</b>                      | <i>Bathroom</i><br><b>1</b>                      |
| <i>Cellar</i><br><b>1</b>                        | <i>Condition</i><br><b>New</b>                   |
| <i>View</i><br><b>Unobstructed view</b>          | <i>Exposure</i><br><b>SOUTH</b>                  |
| <i>Ref.</i><br><b>SP-RB-86224097</b>             |                                                  |

Located in Cap d'Ail, on the immediate border of Monaco, in a new residence, combining elegance, modernity and serenity, discover this superb 3-room apartment.

With a living area of 60.76 m<sup>2</sup>, this spacious and light-filled apartment has been designed to offer absolute comfort in an exceptional living environment. It consists of a refined entrance, a bright living room with open kitchen, two bedrooms, a bathroom, and a beautiful terrace of 9.37 m<sup>2</sup>.



For added convenience, a cellar is included. Underground parking is also available at an additional cost.

Expected delivery: 4th quarter 2028.



