



## Panoramic Sea View Living at the Gates of Monaco

For sale

790 000 €

|                                               |                                                |                                                 |                                 |
|-----------------------------------------------|------------------------------------------------|-------------------------------------------------|---------------------------------|
| <i>Product type</i><br><b>Apartment</b>       | <i>Num rooms</i><br><b>3 rooms</b>             | <i>City</i><br><b>ROQUEBRUNE CAP<br/>MARTIN</b> | <i>Country</i><br><b>France</b> |
| <i>Living area</i><br><b>61 m<sup>2</sup></b> | <i>Terrace area</i><br><b>39 m<sup>2</sup></b> | <i>Total area</i><br><b>100 m<sup>2</sup></b>   | <i>Bedrooms</i><br><b>2</b>     |
| <i>Parking</i><br><b>1</b>                    | <i>Ref.</i><br><b>110062</b>                   |                                                 |                                 |

EXCLU. Located less than 10 minutes from Monaco, this beautiful two-bedroom apartment of 61 sqm is enhanced by an exceptional 39 sqm terrace offering panoramic sea views.

Flooded with natural light, the apartment enjoys a perfectly optimised layout: the living room, kitchen and both bedrooms all open directly onto the terrace, creating a seamless indoor-outdoor lifestyle under the Mediterranean sky.

Presented in impeccable condition, the property is set within a small, exclusive residence with a swimming pool, combining tranquillity with immediate proximity to Monaco.

An outstanding opportunity, ideal as a primary residence, a prestigious pied-à-terre, or a secure long-term investment on the doorstep of Monaco.

One private parking space completes this property.







