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# Sole Agent. Exceptional apartment just a few steps from the Larv

For sale | Sole agent | 3 450 000 €

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|---|---|---|---|
| *Product type*<br>**Apartment** | *Num rooms*<br>**2 rooms** | *Building*<br>**Hersilia** | *District*<br>**Monte-Carlo** |
| *Living area*<br>**35 m²** | *Terrace area*<br>**11 m²** | *Total area*<br>**46 m²** | *Bedroom*<br>**1** |
| *Furnished*<br>**Yes** | *View*<br>**Unobstructed view** | *Exposure*<br>**South** | *Ref.*<br>**MC369** |

Ideally located just a few steps from the famous Larvotto beaches, this magnificent 46m2, fully renovated apartment offers an exceptional living environment in the Principality of Monaco.

The apartment features a bright living room opening on to a large balcony, ideal for a peaceful a resourcing moment.

The master bedroom has a private shower room, while a separate toilet completes the night area.

A large panoramic balcony offers breathtaking views of the Mediterranean Sea, perfect for relaxing while enjoying the region's exceptional climate.

As an option, a secure parking lot can also be purchased for added convenience.

This mixed-use property represents a rare investment opportunity in the Principality, combining elegance, privileged location and rental or residential potential.



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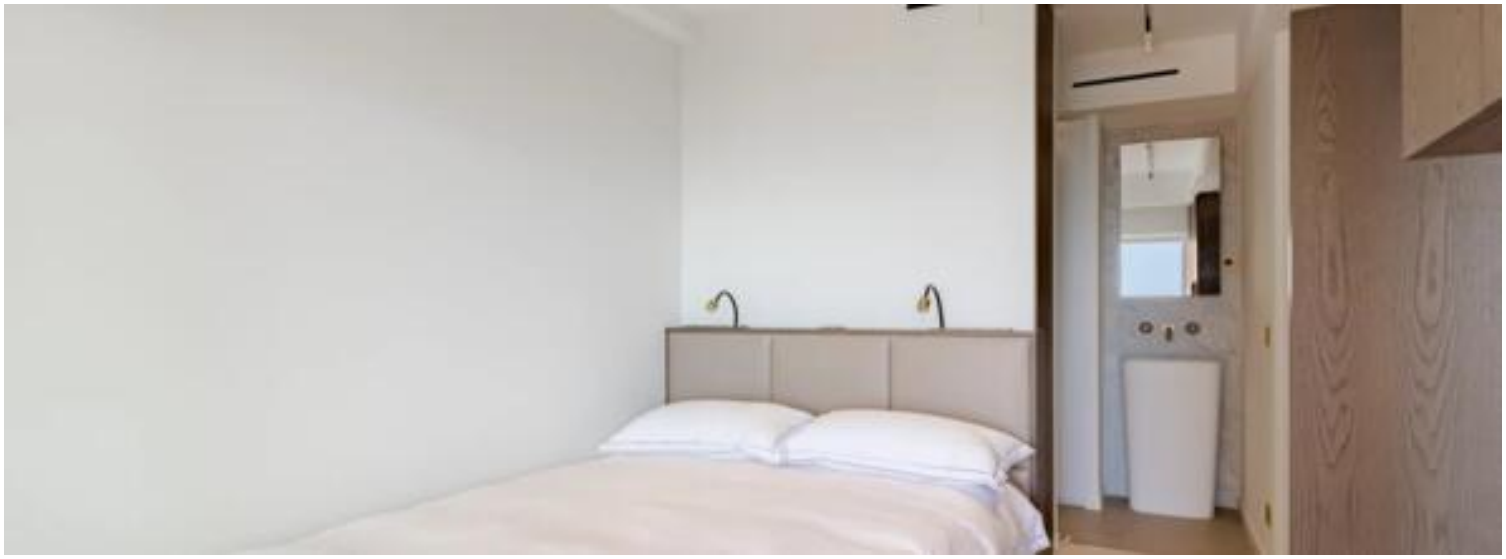
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This document has no contractual value: descriptions, floor plans and surface areas are given for information only.

Agency fees: 3% +TVA









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