



## ROCAZUR - LARGE 3-BEDROOM FLAT - RENOVATED

Furnished rental

40 000 € / month

+ Service charges : 2.900 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>4 rooms</b>
<i>Building</i> <b>Rocazur</b>	<i>District</i> <b>La Rousse - Saint Roman</b>
<i>Living area</i> <b>196 m<sup>2</sup></b>	<i>Terrace area</i> <b>95 m<sup>2</sup></b>
<i>Total area</i> <b>291 m<sup>2</sup></b>	<i>Bedrooms</i> <b>3</b>
<i>Bathrooms</i> <b>3</b>	<i>Parkings</i> <b>2</b>
<i>Cellar</i> <b>1</b>	<i>Service charges</i> <b>2 900 €</b>
<i>Condition</i> <b>Luxurious services</b>	<i>Furnished</i> <b>Yes</b>
<i>View</i> <b>Boulevard d'Italie and a glimpse of the sea</b>	<i>Exposure</i> <b>South-East / North-West</b>
<i>Release date</i> <b>Now</b>	<i>Ref.</i> <b>L1474-V</b>

Turnkey flat, fully renovated and sold furnished, located on the penultimate floor of a luxury residence.

La Rousse is a mostly residential area on the east side of the Principality. The many new developments in the surrounding area are making the area more dynamic and modern. This magnificent 3-bedroom flat is located



on one of the top floors of a luxury residence on the Boulevard d'Italie, the "Rocazur".

This flat has been completely renovated with quality materials and great taste. The layout has been perfectly optimised to provide maximum comfort with no loss of space. This crossing property comprises an entrance hall, a large double living/dining room opening onto a spacious terrace, a fully-equipped separate kitchen opening onto a loggia, as well as a storeroom and a wine cellar. The kitchen also has its own entrance to the flat, ideal for the household staff. On the night side, there is a full shower room, 3 bedrooms including a master suite with large dressing room and full bathroom. There is also a laundry room, a guest toilet and plenty of storage space.

The flat is rented furnished. 2 side-by-side parking spaces and a cellar complete this property.







