



## MENTON - RECENTLY RENOVATED 1-BEDROOM APARTMENT

For sale

270 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>2 rooms</b>
<i>District</i> <b>Madone-Caroles</b>	<i>City</i> <b>Menton</b>
<i>Country</i> <b>France</b>	<i>Living area</i> <b>46,33 m<sup>2</sup></b>
<i>Terrace area</i> <b>15 m<sup>2</sup></b>	<i>Bedroom</i> <b>1</b>
<i>Bathroom</i> <b>1</b>	<i>Cellar</i> <b>1</b>
<i>Floor</i> <b>2ème</b>	<i>Annual costs</i> <b>1 528 €</b>
<i>Condition</i> <b>Renovated</b>	<i>View</i> <b>CITY VIEW</b>
<i>Exposure</i> <b>NORTH / NORTH-EAST</b>	<i>Release date</i> <b>Available</b>
<i>Ref.</i> <b>2577</b>	

Located in a prestigious and perfectly maintained residence with caretaker, discover this beautiful 46.33 sqm one-bedroom apartment, recently renovated with quality finishes and ready to move into.

From the moment you enter, you will be impressed by the quality of the renovation, the well-designed layout,



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and the bright atmosphere throughout this apartment. Recently and fully renovated, the property offers a modern and comfortable living environment, ready to move into with no work required.

The living area features a bright and welcoming lounge opening onto a spacious 15 sqm balcony benefiting from dual exposure. A true extension of the apartment, this outdoor space is perfect for enjoying the Mediterranean climate, dining outdoors, entertaining guests, or simply relaxing in a pleasant setting.

The separate kitchen, ready to be designed according to the future owner's preferences, offers excellent customization potential while maintaining a practical distinction between living and cooking areas.

The sleeping area includes a spacious bedroom of approximately 13 sqm with direct access to the balcony. The modern shower room is complemented by a separate toilet, providing additional convenience for everyday living.

Located within a prestigious residence highly appreciated for its peaceful atmosphere, quality maintenance, and caretaker service, this apartment benefits from a particularly desirable residential environment. The common areas are impeccably maintained and contribute significantly to the overall quality of the residence.

Shops, public transport, services, and everyday amenities are all within immediate reach, allowing residents to fully enjoy the relaxed lifestyle of Menton while benefiting from exceptional daily convenience.

A private cellar completes the property and provides valuable additional storage space.

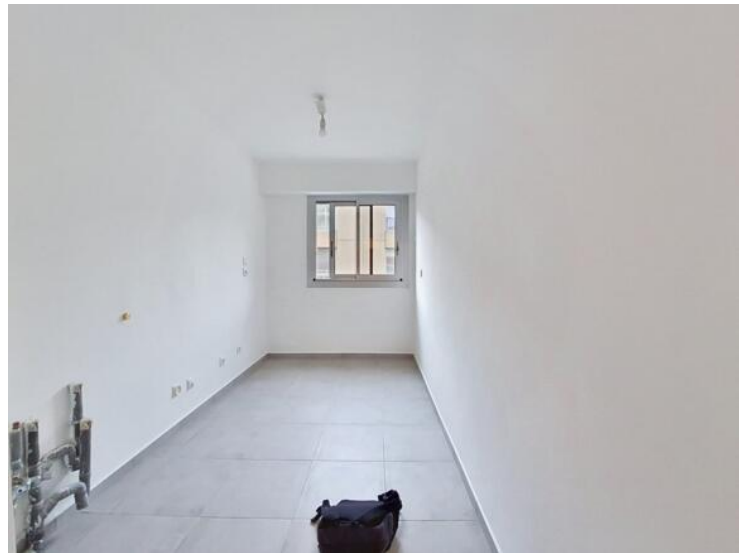
Key features:

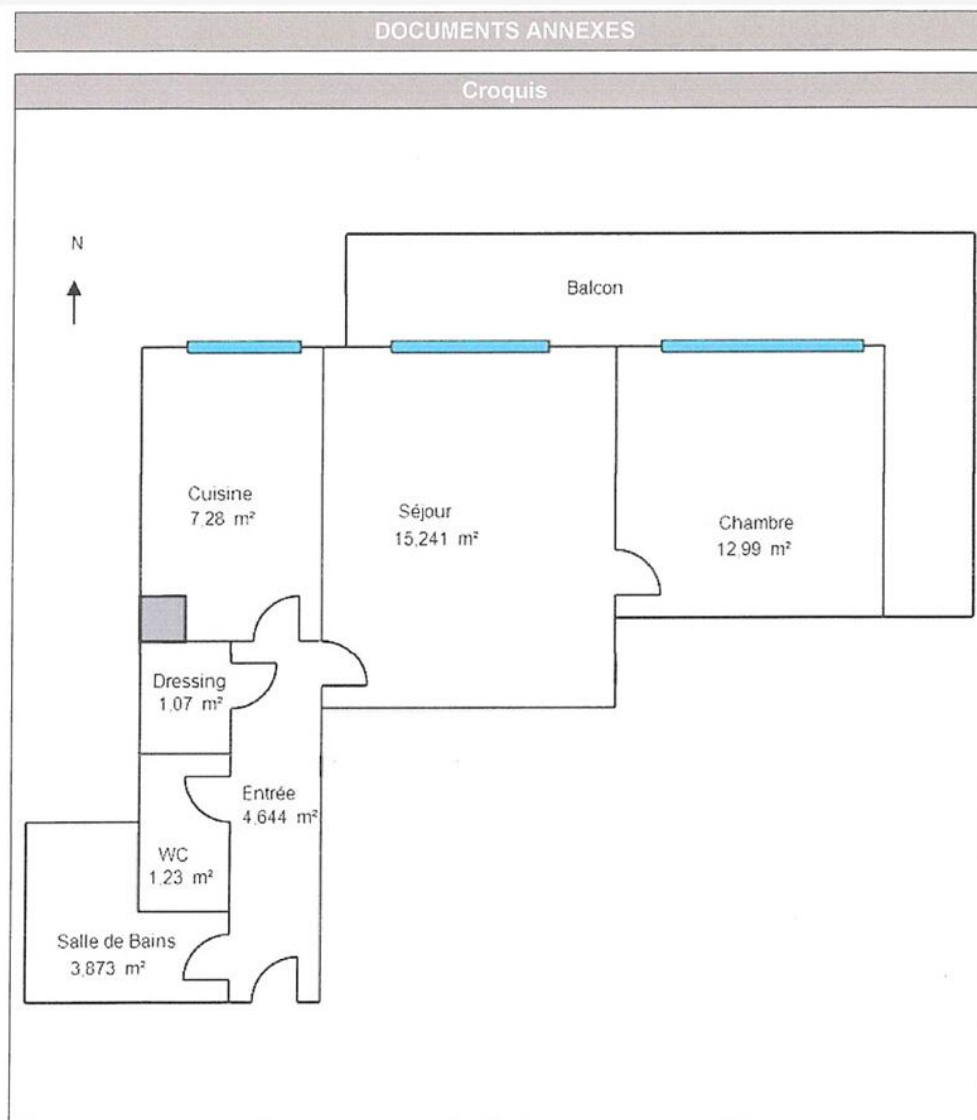
- Fully renovated apartment
- Sold unfurnished and ready for personalization
- Large 15 sqm dual-aspect balcony
- Spacious bedroom of approximately 13 sqm
- Separate kitchen
- Separate WC
- Secure residence with caretaker
- Impeccably maintained common areas
- Private cellar
- Immediate proximity to shops and amenities
- Ideal as a primary residence, holiday home, or long-term investment

A rare opportunity on the Menton property market, combining comfort, brightness, quality renovation, and a sought-after location.

Virtual staging images. Apartment sold unfurnished. No parking space included.







## Diagnostic de Performances Énergétiques

