



BEAUTIFUL RENOVATED 2-BEDROOM APARTMENT WITH SEA VIEW

For sale

498 000 €

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| <i>Product type</i> Apartment | <i>Num rooms</i> 3 rooms |
| <i>District</i> Cabbe-Saint Roman | <i>City</i> Roquebrune-Cap-Martin |
| <i>Country</i> France | <i>Living area</i> 65 m² |
| <i>Bedrooms</i> 2 | <i>Bathroom</i> 1 |
| <i>Floor</i> 2 | <i>Annual costs</i> 1 435 € |
| <i>Condition</i> Luxurious services | <i>Furnished</i> Yes |
| <i>View</i> OPEN SEA VIEW | <i>Exposure</i> SOUTH-EAST EXPOSURE |
| <i>Release date</i> Available | <i>Ref.</i> 2576 |

Renovated apartment with sea view, balcony, and modern features in a sought-after area of Roquebrune-Cap-Martin.

Located in a highly sought-after area of Roquebrune-Cap-Martin, just steps from amenities, transport, and only a few minutes from the seafront, discover this superb recently and tastefully renovated 3-room apartment of 65 sqm.



Offering high-quality features, a pleasant open sea view, and a South-East exposure, this property perfectly combines modern comfort, brightness, and quality of life.

Set within a charming residence, the apartment immediately impresses with its contemporary style and refined finishes. The recent renovation provides a turnkey property with no work required, using materials and fittings designed for comfort and everyday functionality.

The main living area features a bright living room with a fully equipped open-plan kitchen, offering approximately 23 sqm of living space. This welcoming space benefits from excellent natural light thanks to its South-East exposure and large openings leading onto the balcony. The open sea view brings a real sense of space and enhances the privileged setting of the property.

The apartment offers two comfortable bedrooms. The first bedroom of approximately 12 sqm has easy access to the bathroom with WC. The second bedroom features its own shower room and a dressing area, providing a more private and functional sleeping space.

The 6 sqm balcony allows full enjoyment of the Mediterranean climate, natural light, and sea views in a pleasant residential environment.

Parking available for rent at 200€/month.

Features include double glazing, reversible air conditioning, an electric hot water system, and wooden shutters that add character to the property. The South-East exposure ensures excellent morning sunshine and natural brightness throughout the day.

Annual condominium fees are approximately 1,026 € excluding water consumption.

An ideal property as a main residence, holiday home on the French Riviera, or a quality investment, benefiting from a prime location combining residential calm, sea views, and immediate proximity to all amenities.







