



Furnished studio for mixed use in a luxury residence Condamine Monaco

For sale

2 495 000 €

Product type
Apartment

Num rooms
Studio

Building
Le 45G

District
Condamine

Living area
44 m²

Bathroom
1

Floor
3

Condition
Luxurious services

Furnished
Yes

Mixed use
Yes

Ref.
87160075

Come and discover this studio which benefits from a privileged location and optimized volumes without the need for any work to be considered.

Ideally located in the heart of Condamine, in the highly sought-after "LE 45" residence on rue Grimaldi, this beautiful furnished studio for mixed use benefits from a peaceful environment while being just a few steps from Port Hercule and the Formula 1 circuit, shops, and all amenities.

This 44sqm apartment, on the 3rd floor, with high-quality and well-finished features, consists of:

Entrance hall with numerous custom-made built-in closets, a refined shower room in beige and cream tones, a cosy, elegantly furnished living area featuring a bespoke multifunctional unit incorporating a sofa and a fold-



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Page
1/5

Ref. : 87160075

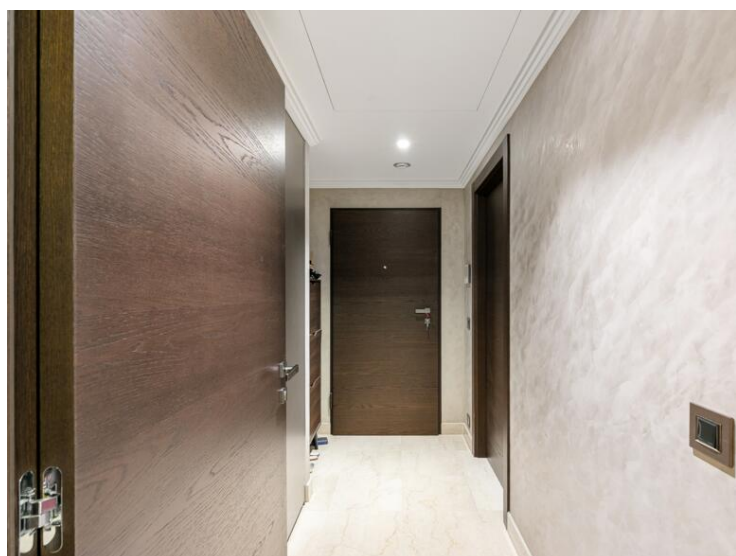
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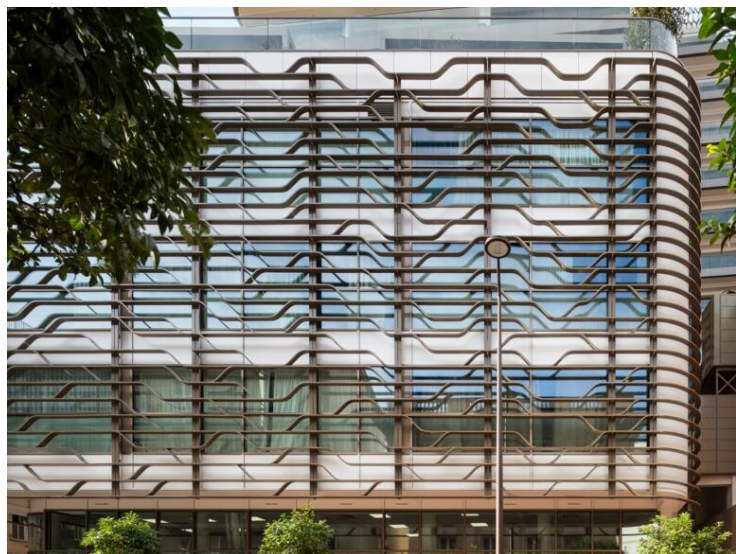
away-bed, a superb fully fitted corner kitchen with a central island serving as a dining area with storage.

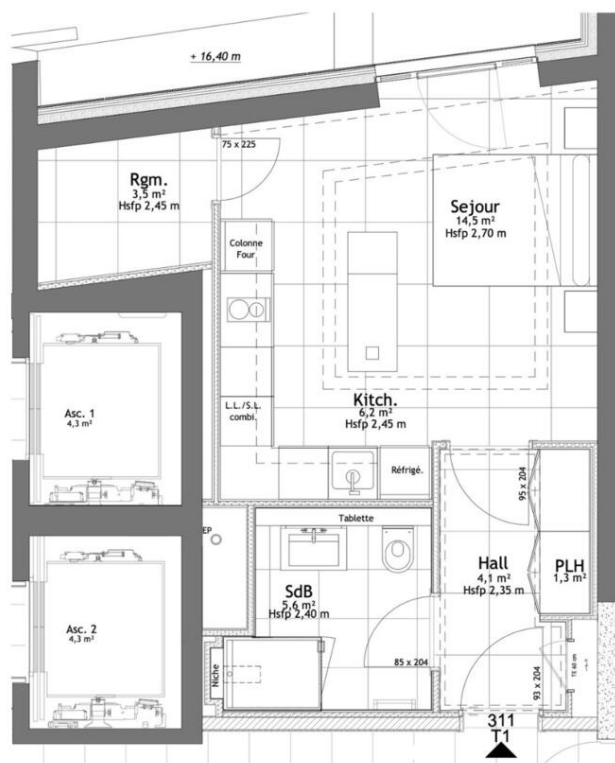
An adjoining room completes the set harmoniously and can be used according to your needs as a comfortable office, dressing room, or additional storage space.

Sold already furnished with carefully selected contemporary furniture and perfectly equipped, this property represents a rare opportunity as a main residence, pied-à-terre in the Principality, or a quality heritage investment.









LE 45

- 1 entrée
- 1 séjour
- 1 cuisine
- 1 salle de douche
- 1 rangement

Surface totale 44 m²

- 1 entrance hall
 - 1 living room
 - 1 kitchen
 - 1 shower room
 - 1 storage room
- Total surface area 44 sqm**

