



## Magnificent 6 room apartment close to the beaches

For sale 22 500 000 €

|                                         |                                         |                                        |                             |
|-----------------------------------------|-----------------------------------------|----------------------------------------|-----------------------------|
| Product type<br><b>Maid's room</b>      | Num rooms<br><b>+5 rooms</b>            | Building<br><b>Florestan</b>           | District<br><b>Larvotto</b> |
| Living area<br><b>270 m<sup>2</sup></b> | Terrace area<br><b>39 m<sup>2</sup></b> | Total area<br><b>309 m<sup>2</sup></b> | Bedrooms<br><b>4</b>        |
| Bathrooms<br><b>4</b>                   | Parkings<br><b>2</b>                    | Cellars<br><b>2</b>                    | Floor<br><b>9</b>           |
| Condition<br><b>Renovated</b>           | View<br><b>Vue mer</b>                  | Ref.<br><b>Florestan 9</b>             |                             |

Located in the prestigious Larvotto district, just steps from the beaches and the ISM International School of Monaco, this 6-room through-apartment sits within a high-end residence.

A spacious entrance hall leads to a large double reception room, extended by a dining area and a fully equipped open-plan kitchen with high-end appliances and a wine cellar. The living area opens onto a vast terrace with panoramic sea and Monaco views, complemented by a study also opening onto the terrace.

The sea-facing sleeping quarters comprise a master bedroom with dressing room and en-suite bathroom, and a second bedroom with its own bathroom, both opening onto a sea-view terrace. The opposite wing offers a further bedroom with en-suite bathroom, a second bedroom, and a shower room, both bedrooms with direct terrace access.



The property also includes two large parking spaces and two cellars.





