

## DUPLEX BEAUSOLEIL - 5 MIN FROM MONACO

For sale France

510 000 €

At the gates of the Principality, 3-room apartment located on a high floor offering a superb view of the sea. A rare property for sale, ideal for a main or secondary residence just a stone's throw from the Principality.

|              |                |              |            |
|--------------|----------------|--------------|------------|
| Product type | Apartment      | Num rooms    | 3          |
| Total area   | 77 m²          | Nb. bedrooms | 2          |
| Living area  | 70 m²          | Num parking  | 1          |
| Terrace area | 7 m²           | Num cellars  | 1          |
| View         | Sea View       | City         | Beausoleil |
| Condition    | Good condition | Country      | France     |
| Annual costs | 4 000 €        |              |            |

In a modern residence in the immediate vicinity of Monaco, discover this magnificent bright 3-room duplex apartment, offering an exceptional living environment.

- Main level: a large living room with open kitchen, opening onto a south-west facing terrace, enjoying a breathtaking view of the sea and optimal sunshine throughout the day.
- Lower level: two bedrooms with storage, a shower room with WC, and a second terrace.
- A private parking and a cellar complete this property.
- Secure and well-maintained residence, in a quiet and sought-after area.



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This document does not form part of any offer or contract. All measurements, areas and distances are approximate. The information and plans contained herein are believed to be correct, however, their accuracy is not guaranteed. The photographs show only certain parts of the property at the time they were taken. This offer is subject to change of price or other conditions, without prior notice.



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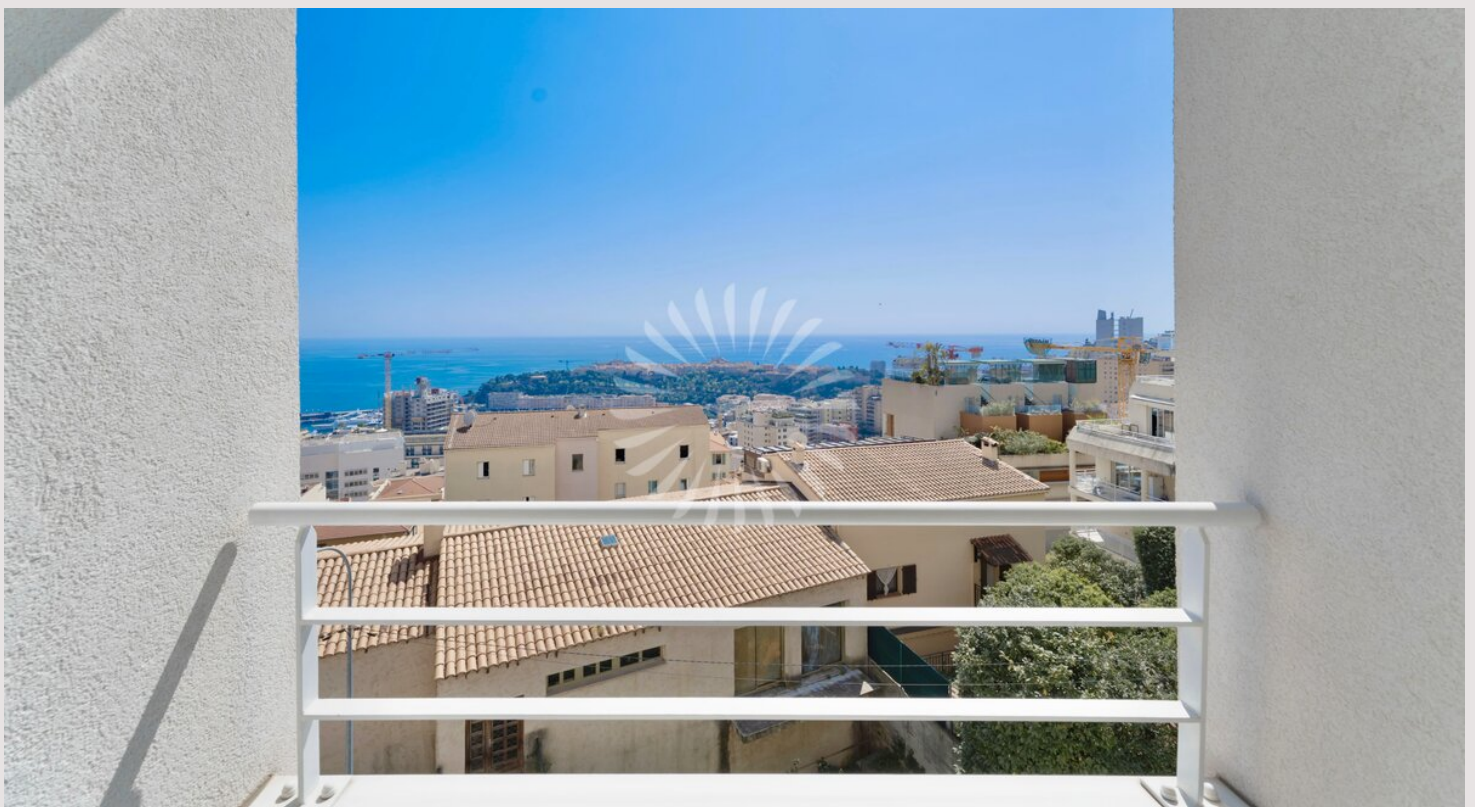
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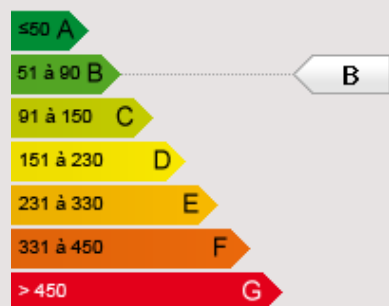
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### Consommations énergétiques



### Émissions de gaz à effet de serre

