



## OPPORTUNITY: TWO ADJACENT APARTMENTS TO BE MERGED

For sale

19 700 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>8</b>
<i>Building</i> <b>Patio Palace</b>	<i>District</i> <b>Jardin Exotique</b>
<i>Living area</i> <b>376 m<sup>2</sup></b>	<i>Terrace area</i> <b>126 m<sup>2</sup></b>
<i>Total area</i> <b>502 m<sup>2</sup></b>	<i>Bedrooms</i> <b>5</b>
<i>Bathrooms</i> <b>5</b>	<i>Cellars</i> <b>3</b>
<i>Floor</i> <b>12</b>	<i>Condition</i> <b>Work required</b>
<i>Ref.</i> <b>EEM-V-PATIO12GHI</b>	

A unique investment opportunity in the prestigious Jardin Exotique district in Monaco.

Located on the 12th floor of the **Patio Palace** residence, these two semi-detached apartments offer a total area of 501 m<sup>2</sup>, including 375 m<sup>2</sup> of living space and a spacious terrace of 126 m<sup>2</sup>.

Boasting a **double exposure to the South and West**, they offer a **breathtaking panoramic view of the sea and the city**.



Ideally located in one of the quietest areas of Monaco, these apartments offer remarkable potential for a personalized renovation and fusion according to your tastes and needs.

- The apartment is sold with 3 cellars.
- 7 parking palaces are also for sale at a price of €370,000 each.





## PATIO PALACE

