



## COMMERCIAL WALLS ON THE HARBOUR OF MONACO

For sale

6 300 000 €

<i>Product type</i> <b>Commercial premise</b>	<i>Num rooms</i>
<i>City</i> <b>Monaco</b>	<i>Country</i> <b>Monaco</b>
<i>Living area</i> <b>195 m<sup>2</sup></b>	<i>Terrace area</i> <b>5 m<sup>2</sup></b>
<i>Total area</i> <b>200 m<sup>2</sup></b>	<i>Condition</i> <b>Work required</b>
<i>Release date</i> <b>Disponible</b>	<i>Ref.</i> <b>REMC-0397</b>

Ideal location for these commercial premises just a stone's throw from the Port

### RARE SALE OF COMMERCIAL PREMISES VERY WELL LOCATED ON THE PORT OF MONACO

In a beautiful bourgeois building with facades entirely repainted in Pompeian red in a very busy street in the Port district, we offer this premises with generous windows of 200m<sup>2</sup> on two levels which is air-conditioned, ideal for a restaurant, gallery, foundation or showroom. All types of activities are allowed.

It is composed as follows:

Ground floor: A space of 70m<sup>2</sup> connected to the first floor by a staircase.

1st floor: A surface area of 125m<sup>2</sup> divided into separate offices with toilets and a terrace of 5m<sup>2</sup> opening onto an independent access.



Possibility to use the premises as an Office, art gallery, car show...



