



## CO-EXCLUSIVITY - 3P DUPLEX VILLA PALAZZINO

For sale

Co-exclusive

15 700 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>3 rooms</b>
<i>Building</i> <b>Villa Palazzino</b>	<i>District</i> <b>Monte-Carlo</b>
<i>Living area</i> <b>144 m<sup>2</sup></b>	<i>Terrace area</i> <b>111 m<sup>2</sup></b>
<i>Total area</i> <b>255 m<sup>2</sup></b>	<i>Bedrooms</i> <b>2</b>
<i>Bathrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>
<i>Floor</i> <b>7 &amp; 8</b>	<i>Annual costs</i> <b>20 000 €</b>
<i>Condition</i> <b>Very good condition</b>	<i>Release date</i> <b>15/01/2025</b>
<i>Ref.</i> <b>3P n°21 - VILLA PALAZZINO</b>	

This recent residence with concierge is peacefully located rue Bel Respiro, just a few steps away from the Casino area and the train station.

The apartment is completed to the highest standards and finished with meticulous workmanship. It is composed of:

On the lower floor:

- An entrance hall with cupboard
- A master bedroom with en-suite fitted dressing-room and complete bathroom, opening onto a terrace



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- A second bedroom with en-suite fitted dressing-room and showerroom, opening onto a terrace
- A guest lavatory
- A fitted laundry
- Staircase

On the upper floor:

- A spacious reception room opening on to a South-West exposed rooftop terrace and a little garden
- A fully fitted open plan kitchen

Beautiful views with the sea in the background.

1 double car parking space N°24 & 25 on -2

Reduced notary fees.



