



## RUSCINO

For sale

3 400 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>2 rooms</b>
<i>Building</i> <b>Ruscino</b>	<i>District</i> <b>Port</b>
<i>Living area</i> <b>50 m<sup>2</sup></b>	<i>Terrace area</i> <b>13 m<sup>2</sup></b>
<i>Total area</i> <b>63 m<sup>2</sup></b>	<i>Bedroom</i> <b>1</b>
<i>Bathrooms</i> <b>2</b>	<i>Box</i> <b>1</b>
<i>Floor</i> <b>6</b>	<i>Condition</i> <b>New</b>
<i>Mixed use</i> <b>Yes</b>	<i>Ref.</i> <b>V34</b>

2 rooms / renovated / mixed use / SALE

Magnificent two-room apartment located on the 6th floor of a building located in the Port of Monaco, offering a privileged position. This south-facing apartment benefits from top-of-the-range finishes, including satin oak parquet flooring, new windows, shutters and blinds, as well as air conditioning installed for optimal comfort.

The total surface area is 63 m<sup>2</sup>, offering a beautiful living room and a separate kitchen facing north, overlooking an interior courtyard. Located in block G of the residence, on the 6th floor of 8, the apartment is quiet and enjoys great exposure.



The building is in the midst of a renovation with a completely redone main entrance, guaranteeing a pleasant setting. This apartment, renovated to new in 2024 and never lived in, also has a SOCOTEC certification, making it ideal for mixed use or rental investment.

A large box (3.50 m x 4.90 m) in the building is included in the price.



