



## Exclusivity Parc Saint Roman - 2 Rooms - La TOUR

For sale

Sole agent

3 650 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>2 rooms</b>
<i>Building</i> <b>Parc Saint Roman</b>	<i>District</i> <b>La Rousse - Saint Roman</b>
<i>Living area</i> <b>71 m<sup>2</sup></b>	<i>Terrace area</i> <b>12 m<sup>2</sup></b>
<i>Total area</i> <b>83 m<sup>2</sup></b>	<i>Bedroom</i> <b>1</b>
<i>Bathroom</i> <b>1</b>	<i>Parking</i> <b>1</b>
<i>Cellar</i> <b>1</b>	<i>Floor</i> <b>9</b>
<i>Annual costs</i> <b>14 000 €</b>	<i>Condition</i> <b>To refresh</b>
<i>Mixed use</i> <b>Yes</b>	<i>Release date</i> <b>Shortly</b>
<i>Ref.</i> <b>ML457</b>	

2 rooms - opportunity

Residence du Parc Saint Roman, 2 rooms, close to the Country Club, the Monte-Carlo Beach Club and the International School, one of the most beautiful buildings in the Principality, benefiting from a magnificent flowered park with a fitness area, swimming pool, sauna, 24-hour concierge service, Snack bar open all year



round, dog garden. Close to all shops and public transport nearby. Direct access to the Larvotto beaches by lift. It consists of an entrance, guest toilet, living/dining room opening onto a terrace, view of the sea and Monaco, West exposure, very bright, independent fitted kitchen, 1 bedroom, 1 bathroom, storage, air conditioning. Plan some renovation work. A cellar and a parking space complete this property. Price : 3.650.000 €





