



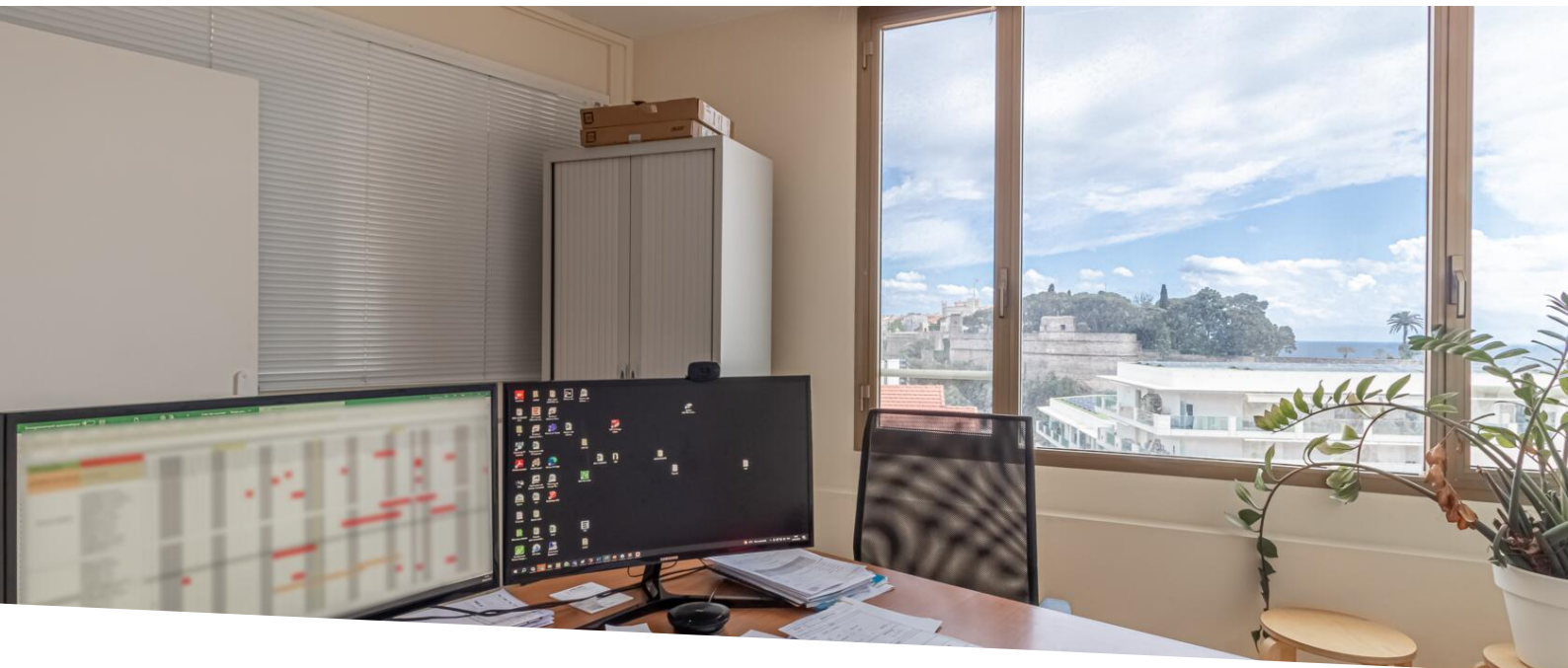
AGENCE CONTINENTALE

R E A L E S T A T E M O N A C O

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Rare and atypical / an entire floor of 268 m²

For sale

Sole agent

10 500 000 €

<i>Product type</i> Apartment	<i>Num rooms</i>
<i>Building</i> Mercure	<i>District</i> Jardin Exotique
<i>Living area</i> 268,40 m²	<i>Floor</i> 3ème et dernier étage
<i>Annual costs</i> 7 450 €	<i>Condition</i> Work required
<i>Mixed use</i> Yes	<i>Release date</i> Quickly
<i>Laws</i> Libre de loi	<i>Ref.</i> ACV_Mercure

Located on the 3rd and last floor of a small building near the Condamine, shops, Port Hercule, in a neighborhood full of future.

The area for sale is on the 3rd and last floor of the building "le Mercure", rue Crovetto Frères (between the top of the condamine and the bottom of the exotic garden). The building is industrial and/or residential, with elevator.

It is a plateau of 268.4 m², currently divided into two parts and rented for the majority of the surface as an office and the other part as a dwelling (more details on request).

It can be purchased as a rental investment or redesigned for a "New York loft" type home or as a large office.



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