



## CHATEAU PERIGORD II - BD ITALIE - BEACH AREA

For sale

Co-exclusive

5 200 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>3 rooms</b>
<i>Building</i> <b>Château Périgord II</b>	<i>District</i> <b>La Rousse - Saint Roman</b>
<i>Living area</i> <b>106 m<sup>2</sup></b>	<i>Terrace area</i> <b>20 m<sup>2</sup></b>
<i>Total area</i> <b>126 m<sup>2</sup></b>	<i>Bedrooms</i> <b>2</b>
<i>Bathrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>
<i>Cellar</i> <b>1</b>	<i>Annual costs</i> <b>9 000 €</b>
<i>Condition</i> <b>Good condition</b>	<i>View</i> <b>-</b>
<i>Exposure</i> <b>South-East</b>	<i>Ref.</i> <b>V0699 B</b>

Dream location, located on the Boulevard d'Italie, the Residence is close to the beaches of Larvotto and 5 minutes from the Casino Monte Carlo. Charming 2 Bedrooms apartment with the possibility of creating a third bedroom. Cellar in the residence.

- Prestigious residence offering an exclusive and refined lifestyle
- 24/7 concierge service for comfort and security
- Less than 10 minutes' walk from the Casino Monte Carlo & 3 minutes' walk from Monaco's beaches
- 2 bedrooms apartment, modern, in good condition
- Large double living room
- Fully equipped independent kitchen with direct access to the terrace



- Two stunning bedrooms with en-suite bathrooms and fitted wardrobes
- Office space in the living room
- Cellar in the residence. Parking is available (+ 450.000 €)
- Possibility to transform the apartment into a 4-room apartment with 3 beautiful bedrooms





