



## New prestigious beachfront development | 3-bedroom apartment | Sole agent

For sale

Price on request

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>4 rooms</b>
<i>Building</i> <b>Bay House</b>	<i>District</i> <b>Larvotto</b>
<i>Living area</i> <b>230 m<sup>2</sup></b>	<i>Terrace area</i> <b>25 m<sup>2</sup></b>
<i>Total area</i> <b>255 m<sup>2</sup></b>	<i>Bedrooms</i> <b>3</b>
<i>Bathrooms</i> <b>3</b>	<i>Parkings</i> <b>2</b>
<i>Cellar</i> <b>1</b>	<i>Floor</i> <b>4</b>
<i>Annual costs</i> <b>54 000 €</b>	<i>View</i> <b>Seaview</b>
<i>Exposure</i> <b>South</b>	<i>Release date</i> <b>Available</b>
<i>Ref.</i> <b>MP-2873</b>	

This spacious 3-bedroom apartment, with a surface area of 255 m<sup>2</sup> including a 25 m<sup>2</sup> terrace, is located in one of the latest developments in the Principality of Monaco. This prestigious address offers a privileged living environment on the waterfront, facing the Larvotto beaches.

In the renowned Larvotto district, the Bay House one of the most recent real estate developments in the



Principality of Monaco, located just steps away from the Monte-Carlo Bay Hotel, renowned restaurants, numerous leisure spots and the International School of Monaco. Its waterfront location offers an exclusive setting just a stone's throw from the beaches.

In addition to traditional concierge services and 24/7 security, residents have access to amenities worthy of a five-star palace, including valet services, housekeeping, dry cleaning and a daily shuttle service. Well-being is at the heart of Bay House, with residents enjoying a luxurious spa equipped with a steam room, sauna, relaxation area, beauty and hair salon and a state-of-the-art fitness center featuring Technogym equipment. Bay House also includes 2 fully equipped meeting rooms.

The residence offers convenient entrance points on three different levels, via Boulevard d'Italie, Boulevard du Larvotto and Avenue Princesse Grace, with each of the levels connected by dedicated elevators.

We are proposing a sumptuous 3-bedroom apartment with a sea view. The entrance door opens onto a spacious hall adorned with elegantly crafted marble, oak and linden wood door frames. The double living room, completed by a dining area, features full-height windows with sliding doors opening onto the terrace, allowing optimal light and a stunning view of the Mediterranean. The fully equipped, independent kitchen with state-of-the-art appliances. A master bedroom, adorned with luxurious wall coverings, includes a dressing room and a bathroom with a streamlined design. Two additional bedrooms, each with its own bathroom on patio side.

A cellar and two parking spaces complete this exceptional property.







