



3ROOM APARTMENT - ROOFTOP - MENTON

For sale

Sole agent

975 000 €

Product type Penthouse/Roof	Num rooms 3 rooms
District Saint-Paul-Garavan	City Menton
Country France	Living area 64,31 m²
Terrace area 42,63 m²	Total area 106,94 m²
Bedrooms 2	Bathrooms 2
Parking 1	Floor DERNIER ETAGE
Annual costs 4 620 €	Condition Very good condition
Release date Quickly	Ref. 17512

Located in the Garavan district, very beautiful 3-room apartment on the seafront located on the top floor with a private rooftop.

Located in the popular Garavan district of Menton, on the seafront, this splendid 3-room apartment on the top floor offers an exceptional living environment. Crossing, it benefits from a beautiful light throughout the day and a fluid circulation between the spaces. No vis-à-vis.

The living room opens onto a magnificent sunny terrace on the sea side, perfect for alfresco dining or relaxing moments facing the Mediterranean. At the back, a second terrace serves the two bedrooms, offering additional outdoor space. Two bathrooms add comfort to this property.



Fully furnished with taste, this jewel is sold with its high-end furniture combining elegance and comfort. On the upper floor, a private rooftop awaits you: a true haven of peace offering a breathtaking panoramic view of the sea, from the old town of Menton to the Italian border, not to mention the surrounding green hills. A unique place to enjoy the calm and beauty of the Riviera. This exceptional property is completed by a large closed garage with a space dedicated to storage, a rare and precious asset in the area. An ideal property as a main residence, pied-à-terre or prestigious investment







Diagnostic de Performances Énergétiques

logement très performant

A

B

C

203
kWh/m².an

41
kg CO₂/m².an

D

E

F

G

logement extrêmement consommateur d'énergie

