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Termination of Lease Rights - Moneghetti.

Professional sale — 270 000 €

Product type **Transfers of lease rights**	*Num rooms* **3 rooms**	*District* **Moneghetti**	*City* **Monaco**
Country **Monaco**	*Living area* **60 m²**	*View* **Unobstructed view**	*Ref.* **V0284SG**

This commercial space is ideally located in the Moneghetti district, on the immediate border between Monaco and France. Its strategic position provides excellent visibility, particularly thanks to its ground-floor window overlooking a busy and dynamic street.

With a surface area of approximately 60 m² on one level, this property is ideal for professional or commercial activities, with the exception of catering.

The space offers excellent development possibilities and would be equally suitable for a showroom, office, workshop, or specialty store.

The authorized activity includes the purchase, sale, supply to professionals, transformation, and installation of all joinery products, whether glass, metal, wood, or plastic. The premises are also authorized for locksmithing, security door installation, or safe installation.

The current commercial lease provides for a quarterly rent of euros8,890 + charges.

This property represents a rare opportunity for a company wishing to benefit from a location with high potential, a stone's throw from the Principality of Monaco.

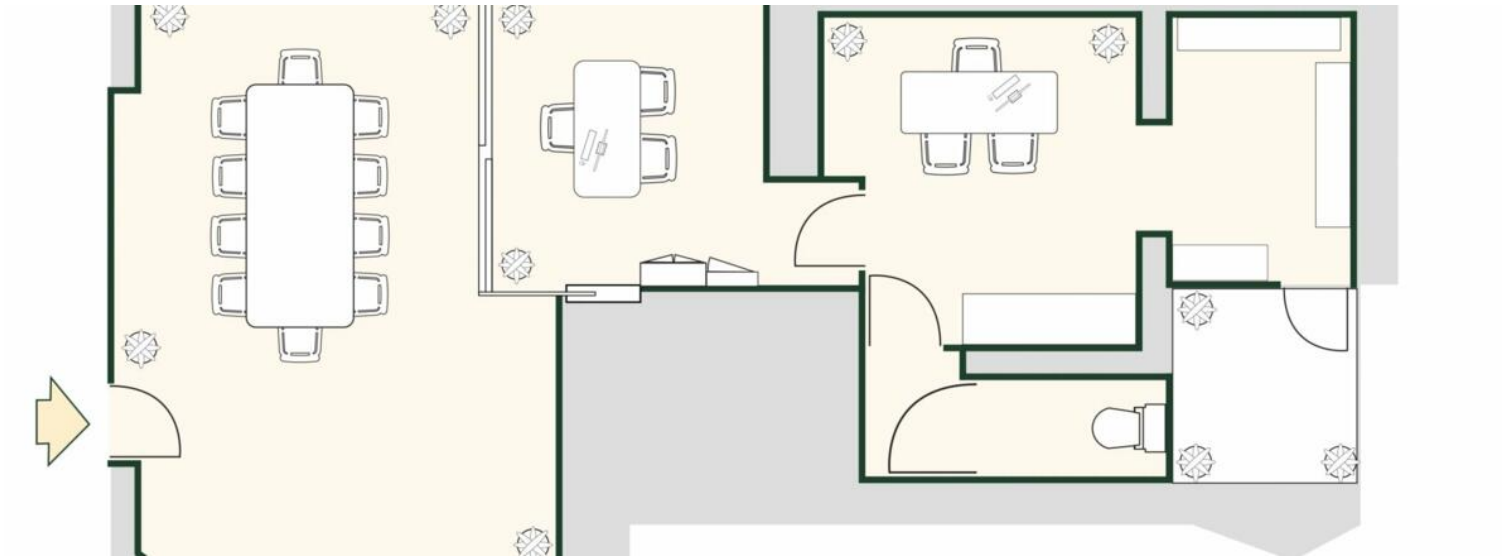
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