

## Superb 3-room duplex with sea view

For sale

790 000 €

<i>Product type</i> <b>Duplex</b>	<i>Num rooms</i> <b>3 rooms</b>
<i>District</i> <b>Cabbe-Saint Roman</b>	<i>City</i> <b>Roquebrune-Cap-Martin</b>
<i>Country</i> <b>France</b>	<i>Living area</i> <b>58 m<sup>2</sup></b>
<i>Terrace area</i> <b>92 m<sup>2</sup></b>	<i>Total area</i> <b>150 m<sup>2</sup></b>
<i>Bedrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>
<i>Condition</i> <b>Very good condition</b>	<i>View</i> <b>panoramic view of the sea and Cap Martin</b>
<i>Exposure</i> <b>south</b>	<i>Ref.</i> <b>SP-VM-85468150</b>

In Roquebrune-Cap-Martin, in a luxury residence equipped with a swimming pool and a solarium, discover this magnificent 3-room duplex offering a panoramic view of the sea and Cap Martin.

With a surface area of 58 m<sup>2</sup>, this apartment consists of an entrance hall with cupboard, a bright living room with kitchen, two bedrooms, a guest toilet and a bathroom with toilet.

An internal staircase leads to a superb terrace of 39 m<sup>2</sup>, ideal for your moments of conviviality or relaxation.

In addition, a private roof terrace of 53 m<sup>2</sup> offers you a unique space to enjoy the breathtaking views in total privacy.

This rare property comes with a parking space, guaranteeing comfort and practicality on a daily basis.









