



MYCROWN  
ESTATES

MyCrown Estates

1 Bd Princesse Charlotte  
98000 Monaco

Phone : +377 99 99 76 80  
info@mycrownestates.mc  
www.mycrownestates.mc



## Charming renovated 2 bedroom apartment

For sale

3 390 000 €

|                                               |                                                   |
|-----------------------------------------------|---------------------------------------------------|
| <i>Product type</i><br><b>Apartment</b>       | <i>Num rooms</i><br><b>2 rooms</b>                |
| <i>Building</i><br><b>Château Amiral</b>      | <i>District</i><br><b>La Rousse - Saint Roman</b> |
| <i>Living area</i><br><b>57 m<sup>2</sup></b> | <i>Terrace area</i><br><b>13 m<sup>2</sup></b>    |
| <i>Total area</i><br><b>70 m<sup>2</sup></b>  | <i>Bedroom</i><br><b>1</b>                        |
| <i>Bathroom</i><br><b>1</b>                   | <i>Parking</i><br><b>1</b>                        |
| <i>Floor</i><br><b>4</b>                      | <i>Condition</i><br><b>Very good condition</b>    |
| <i>Rented</i><br><b>Yes</b>                   | <i>View</i><br><b>City</b>                        |
| <i>Exposure</i><br><b>South</b>               | <i>Release date</i><br><b>01/09/2026</b>          |
| <i>Ref.</i><br><b>MCE82</b>                   |                                                   |

Located in the prestigious "Château Amiral" residence with concierge service, just steps from the beaches in the La Rousse Saint Roman district, this beautiful 1-bedroom apartment is a perfect blend of luxury and convenience. The building benefits from two independent entrances, one from Boulevard d'Italie and the other from Boulevard du Larvotto.

This fully renovated apartment features a bright and spacious living room with an open-plan kitchen and bar area. The bedroom, equipped with built-in wardrobes, also opens onto a generous terrace, providing a peaceful outdoor space. The apartment also includes a modern shower room and a guest toilet with a sink.



MonteCarlo-RealEstate.com

Page  
1/4

Ref. : MCE82

Ce document ne fait partie d'aucune offre ou contrat. Toutes mesures, surfaces et distances sont approximatives. Le descriptif et les plans ne sont donnés qu'à titre indicatif et leur exactitude n'est pas garantie. Les photographies ne montrent que certaines parties de la propriété. L'offre est valable sauf en cas de vente, retrait de vente, changement de prix ou d'autres conditions, sans préalable.

Additionally, the property offers a parking space, enhancing its convenience. With an existing lease in place until 31 August 2026, the apartment provides immediate rental income of €7,500 per month and delivers an attractive gross yield of 2.69%.





