

## UNDER OFFER - 3 rooms with cellar - Front of Quai Antoine 1er - View Port Hercule & Monte-Carlo

For sale

Co-exclusive

5 100 000 €

<b>Product type</b> <b>Apartment</b>	<b>Num rooms</b> <b>3 rooms</b>
<b>Building</b> <b>Ruscino</b>	<b>District</b> <b>Port</b>
<b>Living area</b> <b>70 m<sup>2</sup></b>	<b>Terrace area</b> <b>12 m<sup>2</sup></b>
<b>Total area</b> <b>82 m<sup>2</sup></b>	<b>Bedrooms</b> <b>2</b>
<b>Bathroom</b> <b>1</b>	<b>Cellar</b> <b>1</b>
<b>Floor</b> <b>2</b>	<b>Condition</b> <b>Renovated</b>
<b>Mixed use</b> <b>Yes</b>	<b>View</b> <b>Port Hercules and Monte Carlo</b>

Rare, located on Quai Antoine 1er, in the only primarily residential building on this quay,

This apartment benefits from an exceptional address and a sublime view of Port Hercule and Monte-Carlo. It is situated in the heart of the Monaco Formula 1 environment.

The building, which has been very recently renovated, offers a 24-hour concierge service and common areas that have been or are currently being refurbished..

Its privileged location, in the heart of the Port of Monaco, offers a peaceful and unique environment, in the immediate vicinity of restaurants and emblematic places such as La Rascasse.

The apartment is bright and cross-through, with beautiful features such as parquet flooring, a modern fitted



kitchen, a contemporary bathroom, and a high standard of finishes. It is fully air-conditioned.

Front lot with a terrace and an unencumbered view of Port Hercules and the Monte-Carlo skyline, among the most sought-after in the building.



The interior composition includes a living room and an open kitchen giving access to a loggia/terrace offering a breathtaking view of Port Hercules and Monte-Carlo.

The bedrooms, located at the rear of the apartment, enjoy a quiet environment.

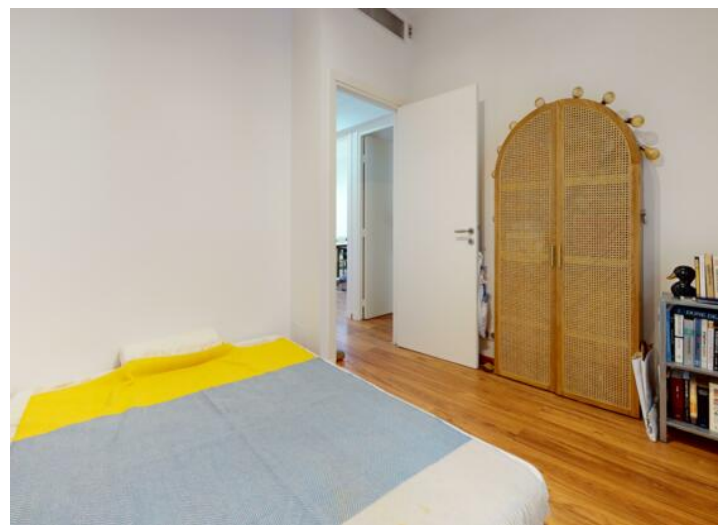
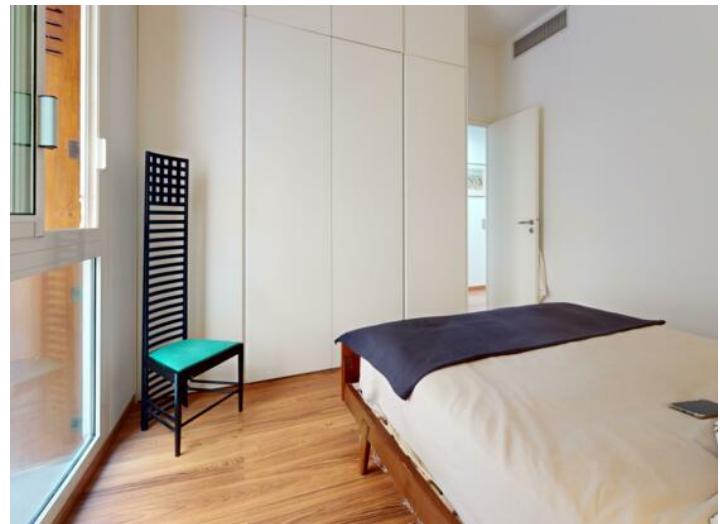
The modern bathroom is equipped with a bath, a separate shower and a toilet.

A separate guest toilet completes the property.

The apartment also has a cellar.

There is a public car park in the immediate vicinity.

The property is currently rented until June 9, 2026, for a monthly rent of €7,828 + charges.



**PLAN**

