



## Beautiful duplex-penthouse with sea view on the edge of the "Golden square"

For sale

16 800 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>4 rooms</b>
<i>District</i> <b>Carré d'Or</b>	<i>City</i> <b>Monaco</b>
<i>Country</i> <b>Monaco</b>	<i>Living area</i> <b>160 m<sup>2</sup></b>
<i>Terrace area</i> <b>140 m<sup>2</sup></b>	<i>Total area</i> <b>300 m<sup>2</sup></b>
<i>Bedrooms</i> <b>2</b>	<i>Bathrooms</i> <b>2</b>
<i>Cellar</i> <b>1</b>	<i>Condition</i> <b>Luxurious services</b>
<i>View</i> <b>sea &amp; city</b>	<i>Exposure</i> <b>Great exposure</b>
<i>Release date</i> <b>To be determined</b>	<i>Ref.</i> <b>MC - SC - 01 - VSC</b>

Located on the top two floors of a bourgeois building of the Boulevard des Moulins, this duplex-penthouse offers direct view of the Mediterranean Sea. The apartment has been completely renovated with quality materials. The large furnished roof terrace and its pergola are ideal for enjoying the pleasant Mediterranean climate throughout the year. A building permit has been filed to create a third bedroom and its bathroom.

The apartment consists of :

- a large living-dining room



- two bedrooms with their own bathroom

Upstairs:

- a summer kitchen
- a large terrace

The apartment is sold with its right of air which allows to consider many possibilities of optimization of the roof terrace.



