



**MYCROWN**  
ESTATES

**MyCrown Estates**

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## A luxuriously renovated apartment with view of port Fontvieille

For sale

3 840 000 €

Sale price: 3,840,000 € + €350,000 €  
extra for parking

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>2 rooms</b>
<i>Building</i> <b>Le Grand Large</b>	<i>District</i> <b>Fontvieille</b>
<i>Living area</i> <b>45 m<sup>2</sup></b>	<i>Terrace area</i> <b>17 m<sup>2</sup></b>
<i>Total area</i> <b>62 m<sup>2</sup></b>	<i>Bedroom</i> <b>1</b>
<i>Bathrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>
<i>Cellar</i> <b>1</b>	<i>Floor</i> <b>2</b>
<i>Condition</i> <b>Renovated</b>	<i>Furnished</i> <b>Yes</b>
<i>Mixed use</i> <b>Yes</b>	<i>Rented</i> <b>Yes</b>
<i>View</i> <b>Gardens, Fontvieille Port &amp; The Rock</b>	<i>Exposure</i> <b>North, East</b>

- **Entrance Area:** Welcoming entryway with integrated storage and a thoughtfully designed laundry



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Ref. : MCE2

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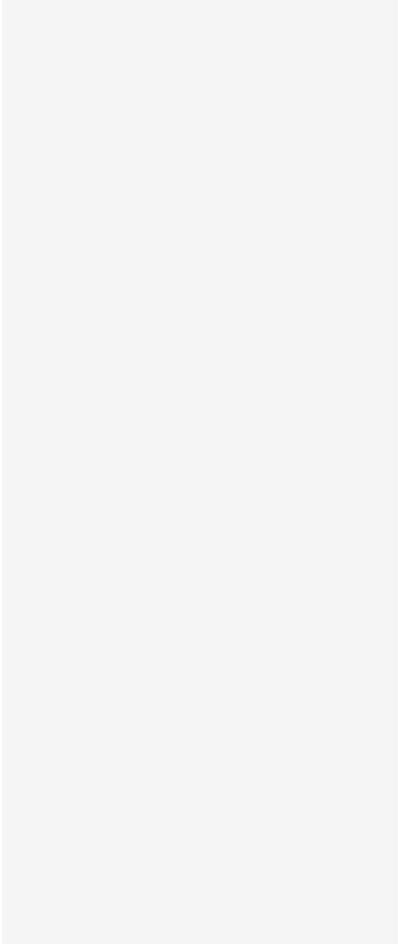
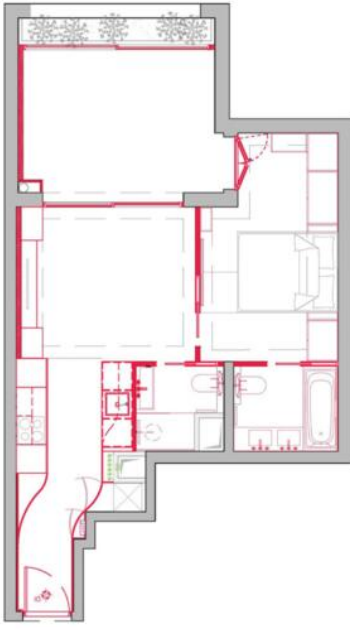
space.

- **Kitchen:** Fully equipped open-plan American kitchen, perfect for cooking and entertaining.
- **Living & Dining Spaces:** A spacious living room seamlessly connected to the dining area, offering a comfortable and stylish ambiance.
- **Primary Suite:** A beautifully appointed bedroom featuring a walk-in dressing room and an en suite bathroom with WC.
- **Additional Bathroom:** Separate shower room with WC for convenience.
- **Parking & Storage:** Includes one dedicated parking space and a private cellar for added storage.
- **Modern Comforts:** Equipped with reversible air conditioning and numerous custom storage solutions throughout.
- **Flexible Layout:** The dining area can be effortlessly converted into an additional bedroom, complete with access to its own shower room and WC.

**Amenities:** 24/7 concierge and pool for all residents.





Architecte D.P.S.C. 24, rue Croisade MC 98000 MONACO Tel: 00377 93 56 00 76	<b>Projet :</b> RESIDENCE "LE GRAND LANCE" 2ème étage - Appartement n° 528 - Lot n° 2.814 42, Quai Jean-Charles Nef MC 98000 MONACO	<b>Plans Etat Projeté / Construction</b>		<b>Plan :</b> DFUM PC 07 PRO
<b>Maître d'ouvrage :</b>	<b>Echelle:</b> 1/50 ème	<b>Date :</b> 22/02/2022	<b>Indice :</b> -	
<b>Modifications:</b> Modification réunie du 22/02/2022		<small>L'ensemble des plans proposés ne peut être utilisé comme document et plan d'exécution.</small>		

