



## Prestigious Apartment in the Historic Heart of Menton

For sale

1 550 000 €

*Product type*  
**Apartment**

*City*  
**Menton**

*Country*  
**France**

*Living area*  
**131 m<sup>2</sup>**

*Total area*  
**140 m<sup>2</sup>**

*Ref.*  
**87003578**

Set in the very center of Menton's charming town, this exceptional 131 m<sup>2</sup> apartment occupies the second floor of a beautifully listed building. Recently refurbished throughout with luxurious materials, it seamlessly blends historic elegance with modern-day comfort.

The property impresses with its generous proportions, high ceilings, and refined finishes. Bathed in natural light thanks to a rare triple exposure (south, west, and east), the expansive living area enjoys open views stretching across the town and out to the sea.

A separate, fully fitted kitchen opens onto a delightful 9 m<sup>2</sup> terrace overlooking the iconic Saint John Church an ideal spot for a peaceful morning coffee. A convenient laundry room is located adjacent to this space.

The layout also features a dedicated office with custom-built wardrobes, a serene primary suite with its own private shower room, a second bedroom, and an additional contemporary bathroom. Underfloor heating enhances the apartment's year-round comfort.

Located just steps from the beaches, local boutiques, the Casino Barrière, the tennis club, and the main train station, this residence offers an exceptional lifestyle in one of Menton's most authentic and sought-after neighborhoods.

Additional convenience: the possibility to purchase or rent a parking space in a nearby residence.



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Page  
1/3

Ref. : 87003578

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