



## Sale 2 room apartment Monaco Moneghetti new Residence

For sale 3 950 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>2 rooms</b>
<i>Building</i> <b>Villa Ninetta</b>	<i>District</i> <b>Moneghetti</b>
<i>Living area</i> <b>59 m<sup>2</sup></b>	<i>Terrace area</i> <b>41 m<sup>2</sup></b>
<i>Total area</i> <b>100 m<sup>2</sup></b>	<i>Bedroom</i> <b>1</b>
<i>Bathroom</i> <b>1</b>	<i>Floor</i> <b>6</b>
<i>View</i> <b>City</b>	<i>Ref.</i> <b>85579483</b>

Beautiful 1-bedroom apartment in a new building

We offer for sale a superb new 2-room apartment with a total surface area of 100.7sqm located on the top floor of the Belle Epoque-style Villa Ninetta residence, with turquoise balusters, hand-crafted moldings and travertine window frames.

The high-end apartment features an entrance hall with built-in closet and interior lighting, a guest toilet with custom mirror and washbasin, a bright and airy living room with two different marble floors, stucco walls and a lighted cornice ceiling.

The kitchen is open-plan and fully equipped with a washer-dryer.

The quiet bedroom has a molded headboard, parquet flooring, a fitted closet with interior lighting and an attractive shower room with double washbasin.

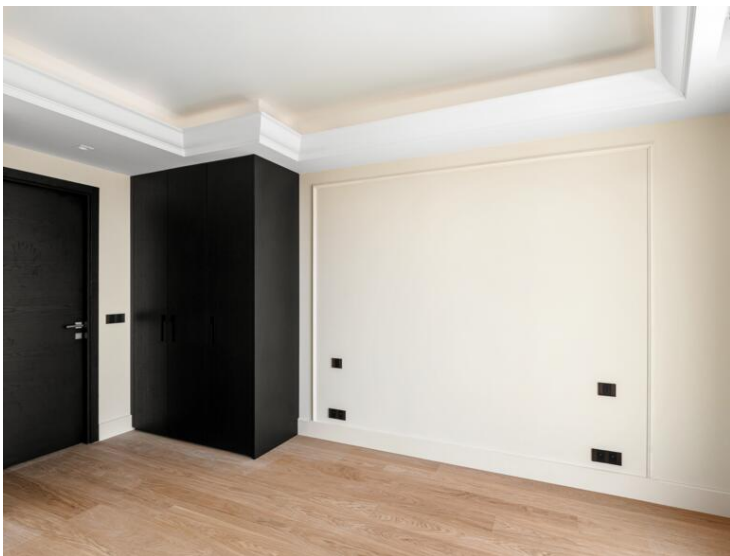


The apartment, currently rented out with a good rental yield, also boasts a spacious and pleasant 41sqm corner terrace with unobstructed views of the city and the sea.

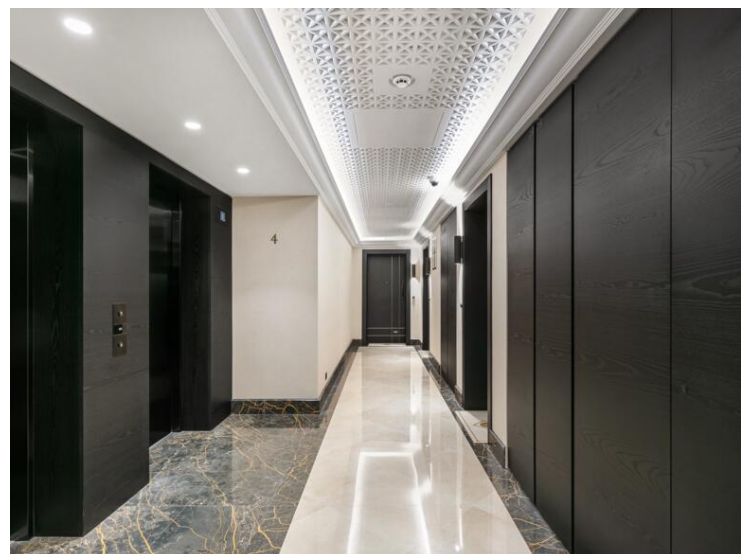
A parking space is available for €350.000 in the underground car park of the Residence, offering easy and secure access.

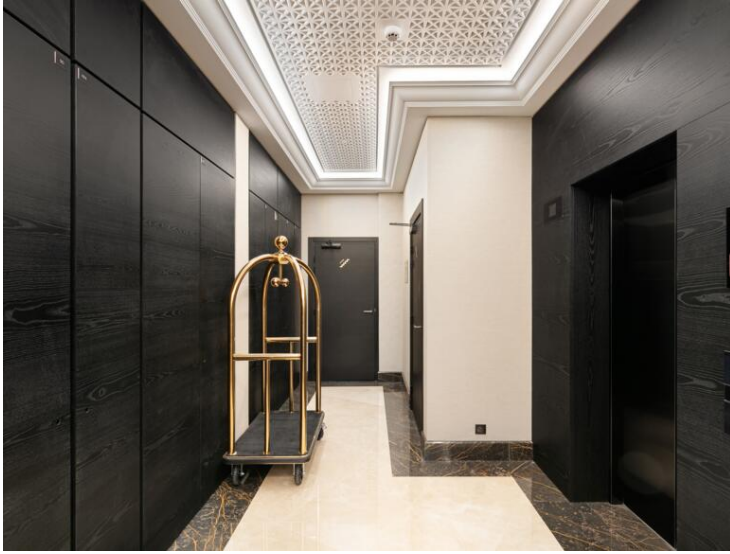
The building's 24/7 concierge service guarantees security and quality service to residents.

Please do not hesitate to contact us to arrange a viewing and discover this beautiful apartment.












**VILLA NINETTA**  
3, RUE MALBOUSQUET  
PRINCIPALITE DE MONACO





<b>2 P</b>	<b>604</b>
<b>Intérieur</b>	
Séjour	27.60 m <sup>2</sup>
Ch./Dress	15.25 m <sup>2</sup>
SDB	7.10 m <sup>2</sup>
Wc	3.70 m <sup>2</sup>
Autres	5.95 m <sup>2</sup>
59.60 m <sup>2</sup>	
<b>Extérieur</b>	
Balcon	41.10 m <sup>2</sup>





MAITRE D'OUVRAGE

**SCINETTAN**  
Représenté par Monsieur Eric SEGOND  
GROUPE SEGOND PROMOTION  
6, Rue Girardin - 98 000 Monaco - tel +377 93 05 35 77

ARCHITECTE

**CABINET NOTARI - ARCHITECTES**  
4 Avenue des Citronniers - Les Acaouilles - Principauté de Monaco - MC 98000 MONACO  
tel +377 93 30 09 80

