



## 45G -Large 2 Bedrooms - New building

For sale

8 250 000 €

|                                          |                                     |
|------------------------------------------|-------------------------------------|
| <i>Product type</i><br><b>Apartment</b>  | <i>Num rooms</i><br><b>3 rooms</b>  |
| <i>Building</i><br><b>Le 45G</b>         | <i>District</i><br><b>Condamine</b> |
| <i>Living area</i><br><b>157 m²</b>      | <i>Bedrooms</i><br><b>2</b>         |
| <i>Bathrooms</i><br><b>2</b>             | <i>Parking</i><br><b>1</b>          |
| <i>Floor</i><br><b>3</b>                 | <i>Condition</i><br><b>New</b>      |
| <i>Release date</i><br><b>14/09/2024</b> | <i>Ref.</i><br><b>45G3P</b>         |

Luxury building with concierge 24 hours a day on Grimaldi Street. Ideally located in the heart of the Condamine district, its location allows access in a few steps to the Port, shops, restaurants as well as the market and the Place d'Arme.

Very beautiful 3-room apartment with luxurious fittings benefiting from magnificent volumes composed as follows:

a large entrance hall leading to a large living room of 41m², a fitted kitchen, a guest toilet, a large hallway with cupboards and a laundry room, a master bedroom with a large dressing room and an en-suite shower room, and a 2nd bedroom with fitted wardrobes and en-suite bathroom.

The apartment is sold with parking.



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Currently rented until 14/09/2024.



