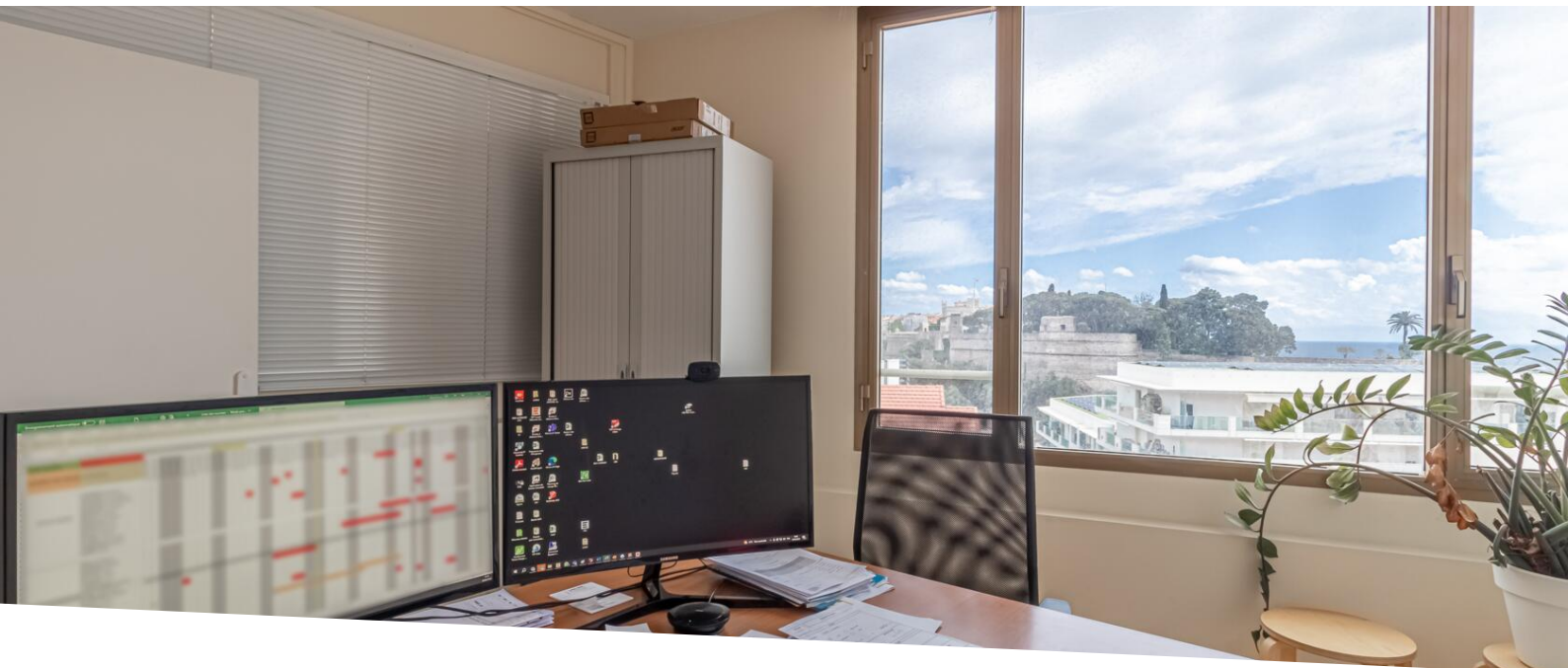




Rare and atypical / an entire floor of 268 m²

Professional sale

Sole agent

10 500 000 €

<i>Product type</i> Office	<i>Num rooms</i>
<i>Building</i> Mercure	<i>District</i> Jardin Exotique
<i>Living area</i> 268,40 m²	<i>Floor</i> 3ème et dernier étage
<i>Annual costs</i> 7 450 €	<i>Condition</i> Work required
<i>Mixed use</i> Yes	<i>Release date</i> Quickly
<i>Laws</i> Libre de loi	<i>Ref.</i> ACV_Mercure_professionnelle

Located on the 3rd and last floor of a small building near the Condamine, shops, Port Hercule, in a neighborhood full of future.

The area for sale is located on the 3rd and last floor of the building "le Mercure", rue Crovetto Frères (between the top of the condamine and the bottom of the exotic garden).
 The building has an elevator.

The entire floor is 268.4 m² (Done by Monaco Topo).

The co-ownership regulations provides either an industrial activity, or an office or residential. It is rare to have all three options in the Monaco.

It can therefore be suitable as a rental investment, for an office or industrial activity, and even redesigned as



MonteCarlo-RealEstate.com

Page
1/3

Ref. : ACV_Mercure_professionnelle

Ce document ne fait partie d'aucune offre ou contrat. Toutes mesures, surfaces et distances sont approximatives. Le descriptif et les plans ne sont donnés qu'à titre indicatif et leur exactitude n'est pas garantie. Les photographies ne montrent que certaines parties de la propriété. L'offre est valable sauf en cas de vente, retrait de vente, changement de prix ou d'autres conditions, sans préalable.

a "New York loft" type home (rendering and plan on request).

Viewings are very easy to organize.



