

RARE APARTMENT WITH LAND 534 M2 SEA VIEW VERY CLOSE TO MONACO

For sale France

550 000 €

Product type	Apartment	Num rooms	4
Total area	60 m ²	Num bedrooms	3
Terrace area	7 m ²	Num parking	1
Land area	534 m ²	City	Roquebrune-Cap-Martin
Annual costs	1 €	Country	France

Roquebrune-Cap-Martin - Renovated apartment with terrace, parking and private garden of 534 m²

Only **1.5 km from Monaco**, with direct and easy access, discover this beautiful apartment completely renovated, located in a small intimate condominium with **volunteer trustee** and **very low charges**.

The 4-room apartment consists of a secure entrance with **armored door and camera**, a bright living room with equipped American kitchen, opening onto a pleasant terrace of about **10 m²** protected by a blind.

From the living room and the kitchen, you can enjoy a beautiful sea view, bringing charm and brightness to everyday life.

The sleeping area includes a large bedroom, a second master bedroom with access to the terrace and the possibility of setting up a dressing room, as well as a small bedroom that can be used as an office or an extra bedroom.

The bathroom with toilet has been completely renovated with current and neat services.

The property benefits from modern comfort with **reversible air conditioning**, electrical equipment and home automation.

As for parking, it is possible to park **two small city cars or a large car and a small one**, a real asset near Monaco.

The great plus of this property: a magnificent **private garden of 534 m²**, located a few meters from the apartment, swimming pool according to authorizations, offering a rare and precious outdoor space in the area.

On foot, you can reach the Cabbé beach, without using the car, while remaining in the immediate vicinity of Monaco.

Highlights

- Only 1.5 km from Monaco
- Fully renovated apartment
- Small condominium with volunteer trustee
- Very low loads
- Terrace of about 10 m² with awning
- Beautiful sea view

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- Reversible air conditioning
- Home automation
- Parking for 2 vehicles according to size
- Private garden of 534 m²
- Land with swimming pool according to authorisations
- Walking access to the beach of Cabbé

A rare property on the market, ideal for a main residence, a pied-à-terre close to Monaco or a quality heritage investment.

VIDEO linked

To visit without delay.



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