

# 3 room Cap Martin plateau with GARDEN



61 m<sup>2</sup> — 3 rooms — 2 bedrooms — Garden level floor

Reference : G4342

We offer you, in Roquebrune, on the Cap Martin plateau, a real little gem!

In a small, very well maintained and inhabited condominium, close to shops, schools, and bus stop in front of the building.

Superb 3-room apartment ideally located near the Principality of Monaco, in perfect condition.

This little haven of peace consists of a pleasant entrance leading to a spacious living room with American kitchen, opening onto a TERRACE and access to the private GARDEN of 130m<sup>2</sup> where you can enjoy the beautiful sunny days under the arbor, the vegetable garden area, or also under the majestic cedar and other fruit trees.

Let's continue the visit with 2 bedrooms, one of which is 16.68m<sup>2</sup>, and finally a pleasant shower room completely renovated in Travertine, with WC, double sink and 2 windows.

This apartment brings together all the assets to make it YOUR FUTURE "HOME".

Double glazing, reversible air conditioning, armored door, electric shutters, new radiators, bamboo flooring...

Sold with a CELLAR of 8m<sup>2</sup>

Possibility of renting a CLOSED BOX in a neighboring building (170€/month)

556,000 €

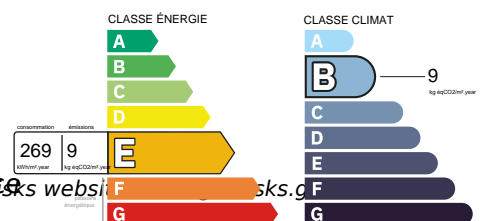
Tastefully renovated apartment with dynamic techno...



201, Avenue Aristide Briand

06199 Roquebrune-Cap-Martin, France

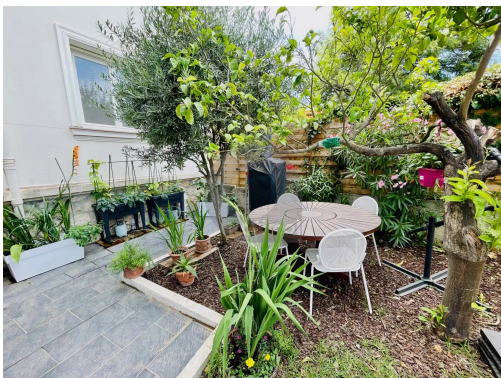
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Not contractual information



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