

## MONACO CONDAMINE STELLA 2 ROOMS DUPLEX MIXTED PARKING

For sale Monaco

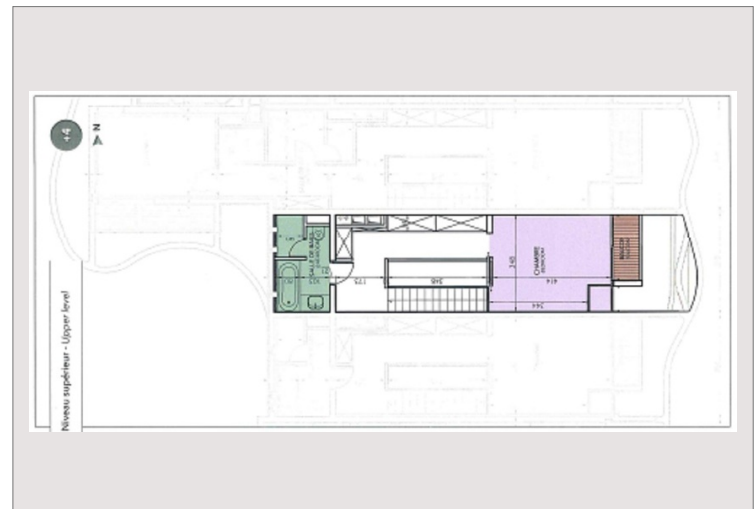
**Co-exclusive**

3 650 000 €

Current new building in the heart of the Condamine district. Duplex apartment which benefit from high quality materials and an exceptional finish. Armoured front door. Intercom with a colour camera. Elegant wood on the doors. Lacquering on the cupboards and wardrobes. Large and resistant ceramic tiles featured throughout the floor. Perfectly integrated false stucco ceilings. Automatic, light alloy shutters for their durability. Splashbacks and worktops in granite compliment the kitchen units. Luxury Miele appliances for robustness. Electric underfloor heating. Temperature can be adjusted in each room. An individual heat pump filters the air. Double glazing windows are environmentally friendly.

Product type	Apartment	Num rooms	2
Total area	90 m <sup>2</sup>	Num parking	1
Living area	77 m <sup>2</sup>	Building	Le Stella
Terrace area	13 m <sup>2</sup>	Adresse	Rue Hubert Clerissi
Floor	3 & 4	District	Condamine
Release date	1/11/2022	Annual costs	6 000 €
Usage mixte	Yes		

On the 3rd floor: entrance, living room with double-floor windows of 6 meters under ceiling, American kitchen equipped, guest toilet, staircase, terrace, staircase for access to the 4th floor with elegant steps as suspended in the air. On the 4th floor: a room with a stalled glass railing and able to accommodate an office, a bathroom, equipped closets, balcony. On the landing : green spaces, benches, designer furniture, a gym. In the first basement: parking space n°26. Apartment rented at 67.884 euros per year. Visits with at least 24 hours' notice.



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