

## ROQUEBRUNE CAP MARTIN | PENTHOUSE

For sale France

6 700 000 €

Product type	Penthouse/Roof	Num rooms	5+
Total area	590 m <sup>2</sup>	Num bedrooms	4
Living area	290 m <sup>2</sup>	Num parking	3
Terrace area	300 m <sup>2</sup>	Num box	3
		City	Roquebrune-Cap-Martin
		Country	France

**Roquebrune-Cap-Martin** : Opportunity! Penthouse in a new residence (delivery 1T2021) with stunning views of the Mediterranean Sea and Cap Martin, only 10 minutes from Monaco.

The flat is located in a small co-ownership of 3 flats with a collective swimming pool, gym, sauna and private access to the beach of Golfe Bleu. It has 290 m<sup>2</sup> of living space and more than 300 m<sup>2</sup> of terraces.

The 6-room penthouse benefits from a 115 m<sup>2</sup> terrace around the flat and a 200 m<sup>2</sup> roof terrace accessible by a staircase directly into the flat. The roof terrace will be equipped with a jacuzzi and a summer kitchen.

It is composed of a spacious entrance hall, 4 bedrooms with en suite bathrooms, including a master room with dressing room, a large living room of 90m<sup>2</sup> with open kitchen to the living room and dining room, a laundry room and a guest toilet. Each room opens onto the balcony surrounding the flat, giving it a superb brightness with a southern exposure.

The penthouse benefits from 3 private parking spaces on the roof of the building and a totally private 3 car garage, accessible by a car lift and directly connected to the flat.

The services provided in the flat are of great luxury and can still be modified according to demand.

**Roquebrune Cap Martin** is a commune of the Provence-Alpes-Côte-D'Azur region, it is located between Monaco and Menton. It is today one of the jewels of the Riviera, and has always been a very sought-after place for its climate and its magnificent coastline. Thanks to its proximity to Monaco and its great diversity of properties, this town has many attractive features to live in or to invest in.

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