

Prime Investment Opportunity: 2.62% Net Yield in the heart of Carré d'Or

For sale Monaco

4 400 000 €

Tastefully renovated 1 bedroom apartment in a prime position, located in the Carré d'Or. Unique product with premium services available.

Rented at €11,500 per month (charges included), the property delivers a lucrative net yield of 2.62%.

Product type	Apartment	Num rooms	2
Total area	105 m ²	Num bedrooms	1
Living area	55 m ²	Num cellars	1
Garden area	50 m ²	Building	Le Mirabel
View	Garden	District	Carré d'Or
Exposure	East	Condition	Renovated
Floor	RDJ	Release date	Now
Annual costs	8 398 €	Usage mixte	Yes
Meublé	Yes		

This practically designed 1-bedroom apartment in the Mirabel residence offers a beautifully renovated space. With ceramic flooring throughout and decor in pale hues, the flat exudes a bright and airy ambiance.

Upon entering, you'll find ample built-in storage leading to a spacious lounge/dining area and bedroom, both featuring floor-to-ceiling glass doors. The bedroom suite includes the luxuries of an en-suite shower room and a dressing room.

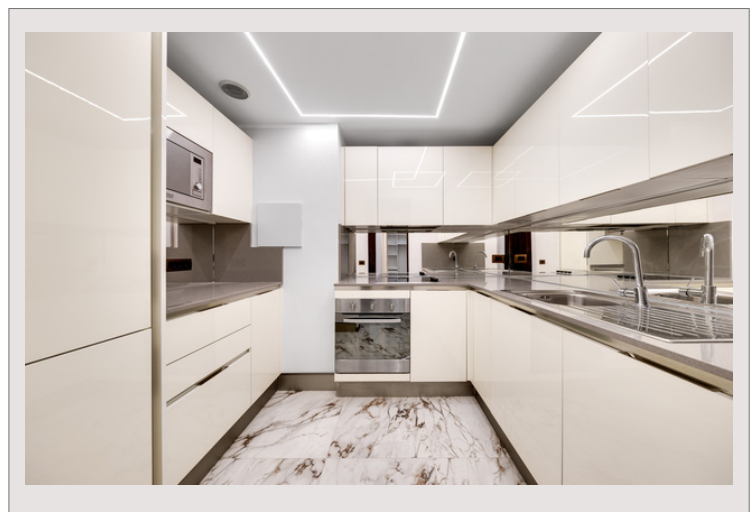
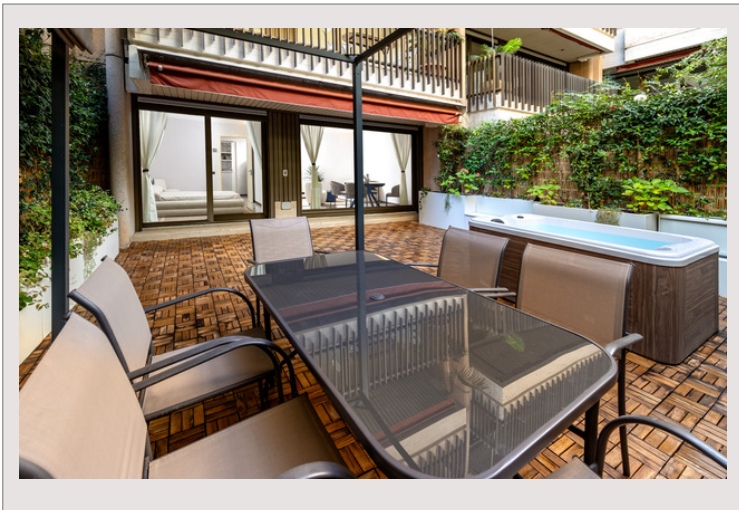
Similarly in the interior of the apartment is a well-designed kitchen, perfect for those wishing to keep their culinary efforts separate from relaxing or entertaining.

Beyond the glass doors, a large terrace/garden area awaits, complete with ample space and a Jacuzzi, perfect for year-round entertaining.

Mirabel residents also enjoy access to the neighbouring building's luxury amenities, such as the outdoor pool area.

For added convenience, a cellar on the same floor as the apartment is included in the price, and there is an option to purchase a large parking space at an additional cost (€400.000).

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