



## EXCELLENT INVESTMENT - FULLY RENOVATED 2-ROOM APARTMENT IN THE H

For sale Monaco

**4 400 000 €**

Product type	Apartment	Num rooms	2
Total area	105 m <sup>2</sup>	Num bedrooms	1
Living area	55 m <sup>2</sup>	Num cellars	1
Terrace area	50 m <sup>2</sup>	Building	Le Mirabel
Condition	New	District	Carré d'Or

In a luxury residence in the heart of the prestigious Carré d'Or, this elegant 2-room apartment has been completely renovated with noble materials and refined finishes.

It comprises an entrance hall, a modern fitted kitchen, a bright living/dining room opening onto a vast 50 m<sup>2</sup> terrace, a bedroom with dressing room and a bathroom.

A cellar completes this property. Additional parking space available.

Excellent rental yield close to 3%, a rare opportunity in one of Monaco's most sought-after districts.





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