

## L'HERSILIA - FULLY RENOVATED 1 BEDROOM APARTMENT

**For sale Monaco**

**Co-exclusive**

**3 450 000 €**

Just a five-minute walk from the Larvotto beaches, this apartment is located in the Hersilia building. This residence offers a concierge service and benefits from an ideal, sought-after location, close to the many restaurants on Rue du Portier and not far from Place du Casino.

This mixed-use apartment was completely renovated with taste and modernity. It comprises a spacious living room, a modern kitchen and a bedroom with shower room and separate toilet. It also benefits from a large balcony from which to enjoy the breathtaking panoramic sea views.

A rare opportunity to live or invest in a prestigious and idyllic setting.

|              |                     |              |             |
|--------------|---------------------|--------------|-------------|
| Product type | Apartment           | Num rooms    | 2           |
| Total area   | 45 m²               | Num bedrooms | 1           |
| Living area  | 35 m²               | Building     | Hersilia    |
| Terrace area | 10 m²               | District     | Monte-Carlo |
| View         | Panoramic, Sea      | Exposure     | South       |
| Condition    | Very good condition | Floor        | 9           |
| Release date | 01/06/2027          | Annual costs | 3 600 €     |

The apartment is composed as follows: A bright living room, a bedroom, a shower room, a separate toilet and a large balcony.

A cellar completes this property.

The apartment is currently rented.



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