

Rare and atypical / an entire floor of 268 m2

For sale Monaco

Sole agent

10 500 000 €

Located on the 3rd and last floor of a small building near the Condamine, shops, Port Hercule, in a neighborhood full of future.

Product type	Office	Building	Mercure
Living area	268.40 m ²	District	Jardin Exotique
View	City and Prince's Palace	Exposure	North/East - South/West
Condition	Work required	Floor	3ème et dernier étage
Special Law	Libre de loi	Release date	Quickly
Annual costs	7 450 €	Usage mixte	Yes

The area for sale is located on the 3rd and last floor of the building "le Mercure", rue Crovetto Frères (between the top of the condamine and the bottom of the exotic garden).

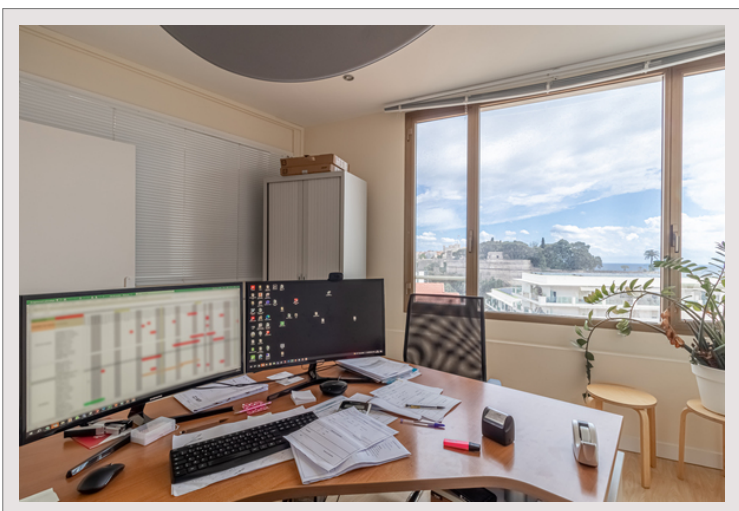
The building has an elevator.

The entire floor is 268.4 m2 (Done by Monaco Topo).

The co-ownership regulations provides either an industrial activity, or an office or residential. It is rare to have all three options in the Monaco.

It can therefore be suitable as a rental investment, for an office or industrial activity, and even redesigned as a "New York loft" type home (rendering and plan on request).

Viewings are very easy to organize.



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