

## 2 rooms, prime location, views of Baporo and F1 GP

For sale Monaco

**Sole agent**

4 950 000 €

Corner apartment very well located in front of the port and rue Caroline. Beautiful sun, great terrace, close to all amenities.

Product type	Apartment	Num rooms	2
Total area	77.90 m <sup>2</sup>	Num bedrooms	1
Living area	67.90 m <sup>2</sup>	Num cellars	1
Terrace area	10 m <sup>2</sup>	Building	Albatros
View	Port, sea, GP F1, pedestrian street	District	Port
Exposure	East - South	Condition	To refresh
Floor	3	Release date	30/09/2026
Annual costs	3 700 €	Usage mixte	Yes

Entrance leading to a bathroom, a separate toilet, a kitchen with window, a bedroom with large bay window and built-in cupboard, a living room opening onto a terrace through a large bay window of 5m26. The apartment is corner and overlooks both the Boulevard Albert 1er (F1 Grand Prix straight) and the pedestrian street Caroline.

A cellar completes this property. Nearby public parking.

Currently rented for office use, 6707 € / month until 30/09/2026. Renewable lease.



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