AGENCE
IMMOBILIÈRE
DE LA GARE

3, Rue Langlé
MC 98000 Monaco
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Magnificent three-bedroom apartment in a new building!

A rare find: situated in the very heart of the Condamine district, in a new building of luxurious appointments, with clean, elegant lines, this superb apartment benefits from exceptional volumes.

Located in the heart of the historic and authentic Condamine neighbourhood, close to Port Hercule and numerous shops, this new building occupies an ideal position.

All apartments benefit from an alarm system and a concierge service available 24/7.

The apartment comprises:

- An entrance hall with solid wood fitted wardrobes,
- A fully equipped Bulthaup kitchen,
- A living room with Italian marble,
- Two bedrooms with parquet flooring and bespoke dressing rooms,
- Two marble bathrooms with Axor fittings,
- One parking space.

The apartment is exceptionally bright and quiet, with its many peripheral windows.

Expected delivery: first quarter 2022.

Type	Apartment
Living area	157 sqm
Total area	157 sqm
Rooms	3
Bedrooms	2
Bathrooms	2
Parking	1
Cellars	0
Floor	4
Reference	**v316**

In addition to the purchase price: Agency fees 3%+VAT - Notary fees 6.25%

This document is not part of any offer or contract. All measurements, surfaces and distances are approximate. Descriptions and plans are provided for information purposes only and their accuracy is not guaranteed. Photographs show only certain parts of the property. The offer is valid except in case of sale, withdrawal, price change or other conditions, without prior notice.

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