



ЭКСКЛЮЗИВ

Продажа

2 250 000 €

# GREAT OPPORTUNITY 2 BEDROOM NEAR THE CENTER



Exclusively, we present an exceptional opportunity: an apartment to refresh, in an elegant bourgeois building, ideally located in a popular area, close to the city center and all amenities.

Located in a charming building, this two-bedroom apartment (3 rooms) subject to Law 1235, with a surface area of approximately 78 sqm, offers strong potential after renovation.

It comprises an entrance leading to a bright living room, an independent kitchen, two bedrooms, a shower room with a walk-in shower, and separate WC. The layout is functional and allows for a reconfiguration of the spaces to fully optimize volume and circulation.

The apartment, in need of complete refurbishment, represents an excellent opportunity to create a bespoke property combining charm and modernity. Its current configuration offers great potential to be transformed into a comfortable primary residence.

Type :	Продажа	:	78,10 m <sup>2</sup>
:	Квартира	C :	2
- :	3	Salles de bains :	1
:	Monte-Carlo	:	1
:	Монако	:	Требуется косметический ремонт
Lois :	1235		



