LEGGETT INTERNATIONAL REAL ESTATE & Hamptons INTERNATIONAL



RARE PENTHOUSE WITH PANORAMIC SEA & MONACO VIEWS, JUST MINUTES FROM CASINO SQUARE OF MONTE CARLO

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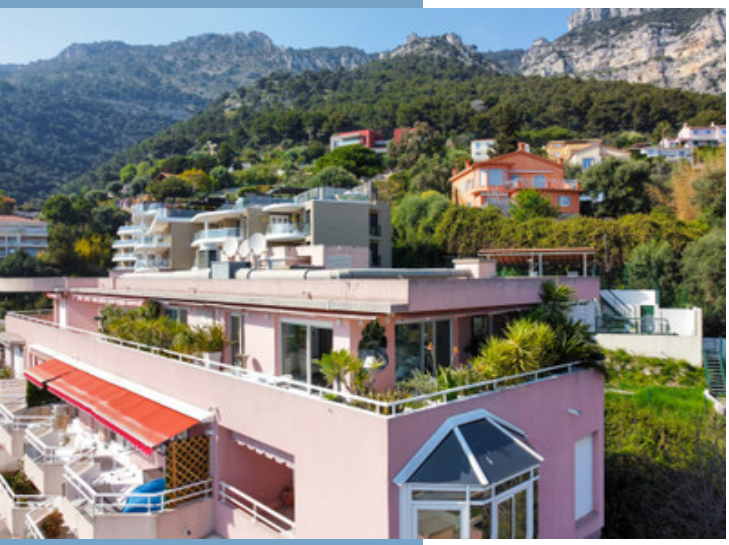




PROPERTY FACT FILE

REFERENCE	A36014VAP06
PRICE	€ 799,000 £ 0* *agency fees to be paid by the seller
BEDROOM	1
BATHROOM	1
ACCOMMODATION	72 m²
LAND	56 m²
TOWN	Beausoleil
DEPARTMENT	
LOCATION	50km or less to ferry
TYPE	Maison de Vacances, Apartment, Family Home
CONDITION	
FEATURES	Swimming Pool, Private parking, Sauna

*Price based on current exchange rate which is subject to change





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- Top floor w/ panoramic views over Monaco & the sea
- Fully renovated w/ high-end finishes, 56m2 balcony
- Heated indoor pool open year-round, sauna + hammam
- Steps from Place du Casino, Monaco
- Optional underground double garage

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This exceptional penthouse in Beaulieu is located just at the border between France and Monaco, on the top floor with panoramic views over Monte Carlo, the Mediterranean Sea, and the mountains.

The corner apartment with 72m2 indoor and 56m2 outdoor space is



DESCRIPTION

OVERVIEW:
This exceptional penthouse offers a rare opportunity to enjoy panoramic views over Monaco, the Mediterranean Sea, and the surrounding mountains—all from the comfort of your private, sun-drenched terrace. Ideally located in Beausoleil, just a few minutes from Monte-Carlo's legendary Place du Casino, this top-floor corner apartment combines the best of the French Riviera lifestyle with the prestige and proximity of Monaco, without its property prices.

Fully renovated with high-end finishes, the apartment is set in one of the area's most exclusive residences, featuring a year-round heated indoor pool, spa, sauna, and hammam—ideal for a life of comfort and well-being. The generous 56 m² south-facing terrace is a true highlight, offering a spectacular outdoor living space with stunning views from the Tour Odéon to Cap Martin.



This unique residence is sold with a cellar, and a large underground double garage is available as an option—a rare and valuable feature in this area.

LAYOUT:
The apartment offers 72 m² of indoor living space + a 4m2 veranda next to the kitchen with a current layout designed to emphasize openness and natural light, but it can easily be reconfigured into a two-bedroom setup if desired.

- The entry hall opens directly into a stunning 31 m² living room featuring three large south-facing window doors that flood the space with natural light and give direct access to the panoramic terrace.

- The separate kitchen is fully equippe...



More Online :
https://leggettprestige.com/luxury-property-for-sale/view/A36014VAP06
COMPLETE FILE AND PHOTO ON REQUEST

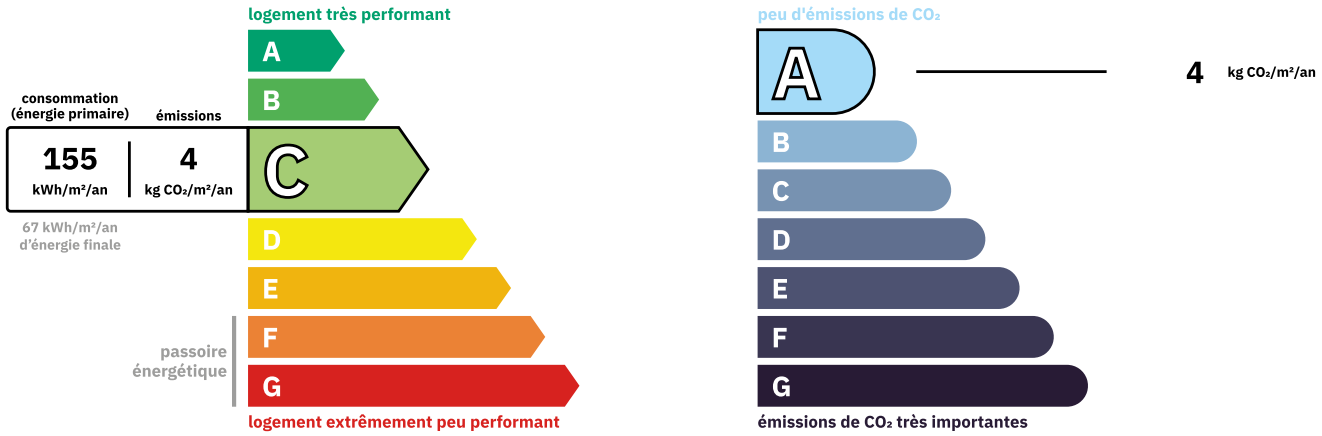
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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

ENERGIE-DPE



Property Moderatly efficient
Estimated annual energy costs
between 734 € and 992€ for 2021

NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchangerates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

CONTACT

Réf :A36014VAP06
FILE COMPLETE AND PHOTOS ON REQUEST

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