



## SUPERBE APPARTEMENT D'UNE CHAMBRE - PROCHE DE MONACO

1.700 €/month



### DESCRIPTIVE :

Superb 2 ROOM apartment ideally located on the heights of Monaco, in a new residence just delivered. The apartment boasts spacious rooms, a large terrace and a lovely view of the greenery, the city and the sea.

The 47.06 m2 apartment comprises an entrance hall, a living room with open-plan semi-equipped kitchen, a bedroom, a shower room and plenty of storage space, plus a beautiful 17 m2 terrace.

The apartment is rented with a parking space on the same floor as the apartment and a cellar.

The residence has a swimming pool. Access to Monaco on foot or by bus.

No current proceedings (articles 29-1A/29-1 loi 65-557, L.615-6 du CCH)

Monthly co-ownership charges: 120€.

Security deposit: 1 month's rent

Diagnostics:

Energy consumption: A - 42Kwh/m2/year

GHG emissions: A - 1KgCO2/m2/year

Information on the risks to which this property is exposed is available on the Géorisques website <http://georisques.gouv.fr>

REF: LF263

### DETAILS



\*47 m²



17 m²



Good condition



1



Facing south



Sea, Greenery view

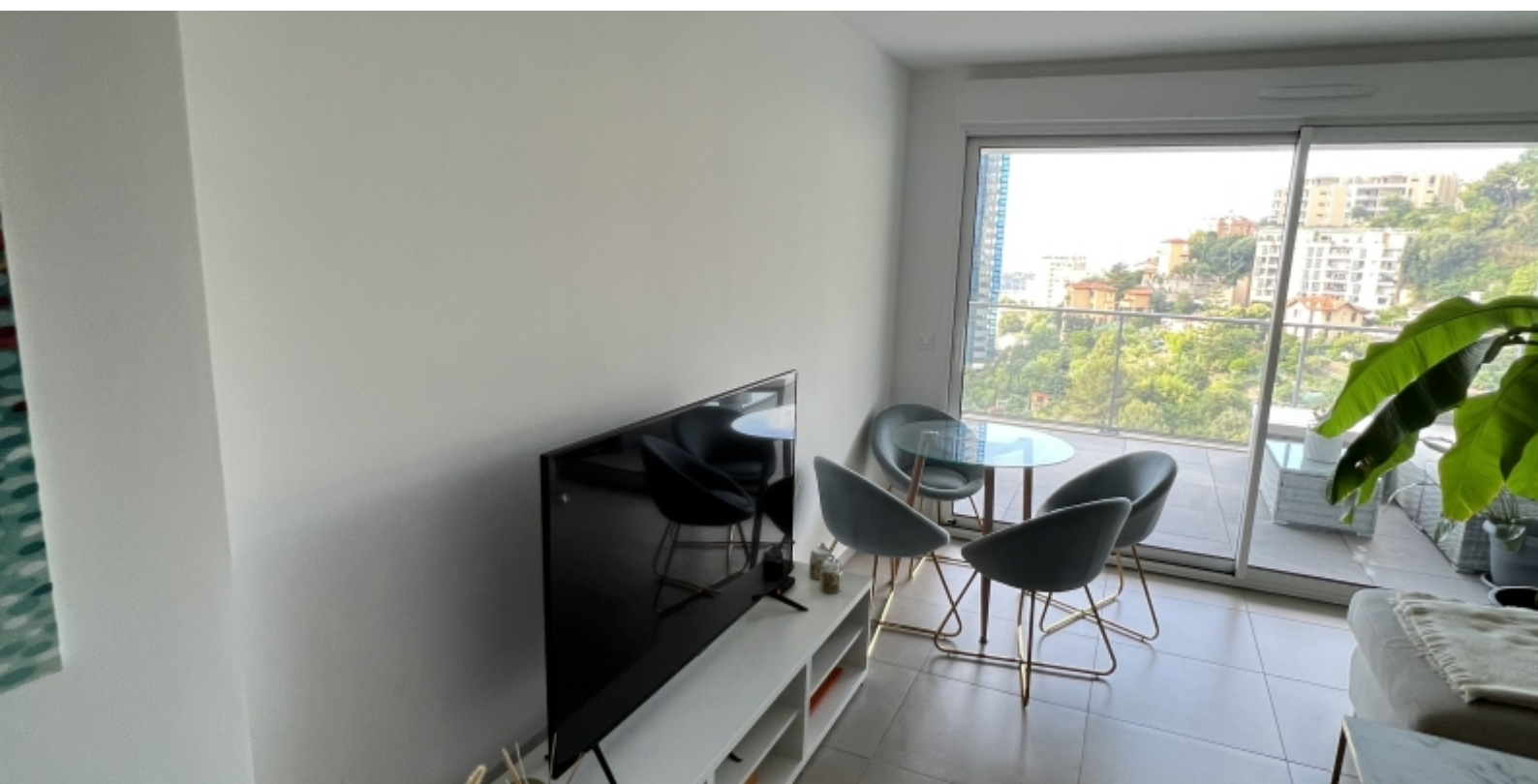
CHARGES

120 €/mois

\*marketable surface area



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This document does not form part of any offer or contract. All measurements, areas and distances are approximate. The information and plans contained herein are believed to be correct, however, their accuracy is not guaranteed. The photographs show only certain parts of the property at the time they were taken. This offer is subject to change of price or other conditions, without prior notice.





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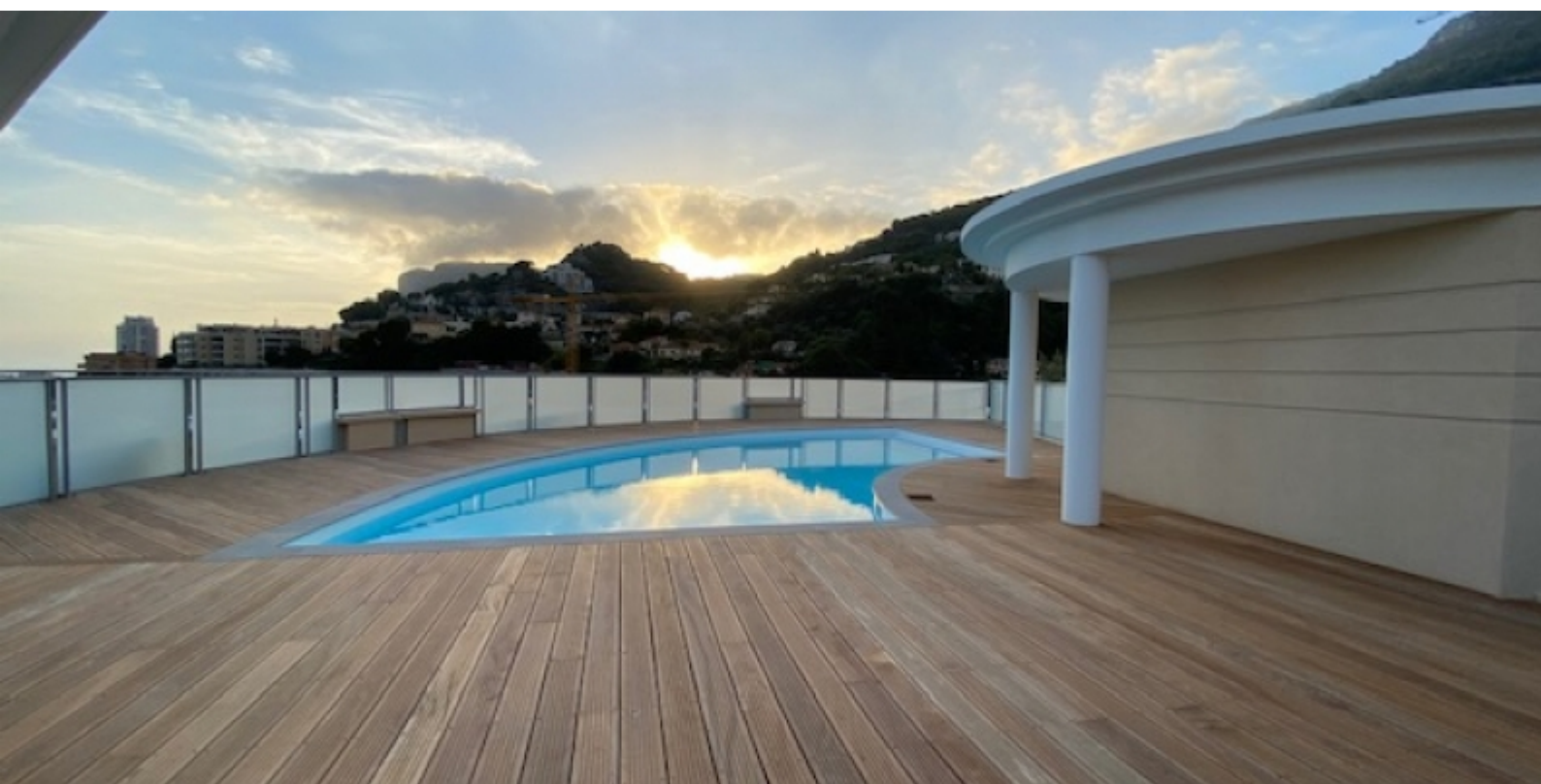


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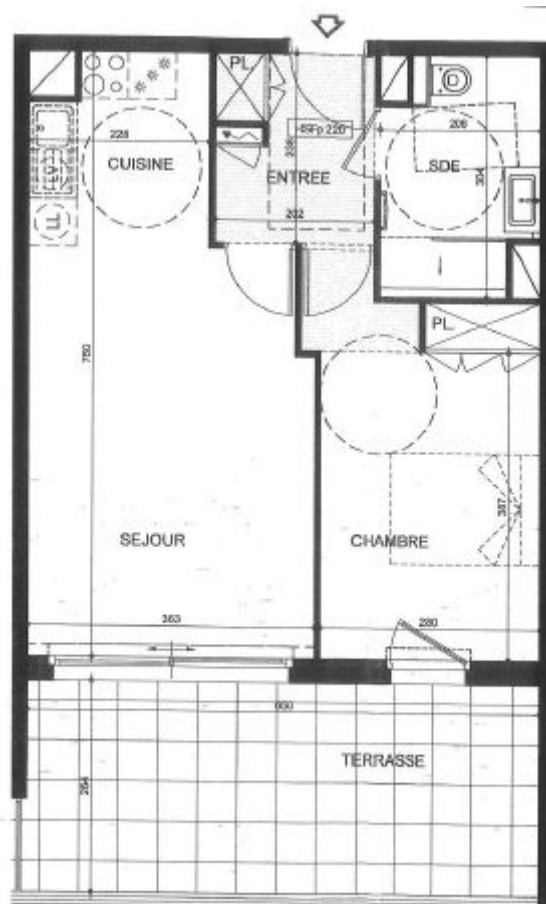


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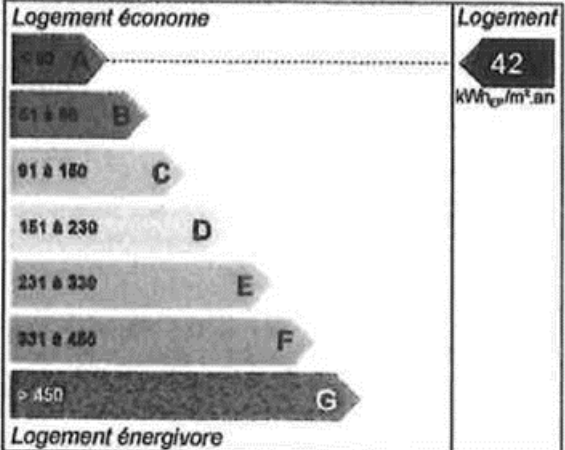
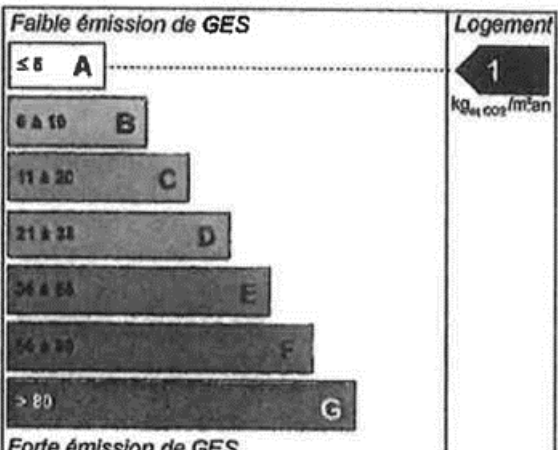
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<b>Consommation énergétique</b> (en énergie primaire) <b>pour le chauffage, la production d'eau chaude sanitaire et le refroidissement, déduction faite de la production d'électricité à demeure</b>	<b>Emission des gaz à effet de serre (GES) pour le chauffage, la production d'eau chaude sanitaire et le refroidissement</b>
<b>Consommation conventionnelle :</b> <b>42 kWh<sub>EP</sub>/m<sup>2</sup>.an</b>	<b>Estimation des émissions :</b> <b>1 kg éqCO<sub>2</sub>/m<sup>2</sup>.an</b>
	

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