



## COMMERCIAL ESTATE IN THE HEART OF CARRE D'OR

6 800 000 €



### DESCRIPTIVE :

Located in a luxury residence with 24-hour security, in the heart of the Principality in the Carré D'Or, close to the Métropole shopping centre and Monte-Carlo's luxury hotels.

With a total surface area of 125 M2, it comprises :

- ground floor: large open-space area with large display window, sanitary facilities.
- lower floor: lounge and fitting room.

COMMERCIAL LEASE: expires 15/06/2025

CURRENT LICENCE: ready-to-wear, accessories and shoes.

CURRENT ANNUAL RENT: €. 118,800/year + rental charges i.e. €. 950/M2/year

**REF: VM1959**

### DETAILS



\*125 m²



Renovated



Street view

\*marketable surface area



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