Five-bedroom apartment in Port

€690,000

Port · 5 bedrooms · 157 m² in size

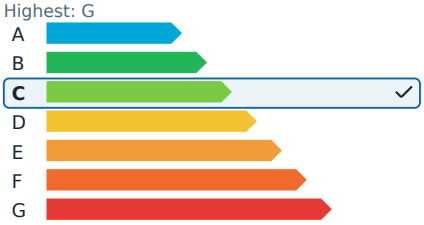


Key details

Surface area	**157 m²**
Bedrooms	**5**
Floor	**1st**
Lift	**Yes**
Outside space	**Terrace**
Monthly charges	**€197 /mo**

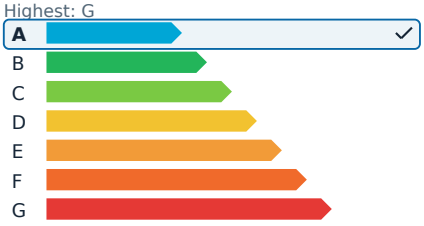
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

This spacious property offers nearly 160 square meters of living space, located at the intersection of Avenue de la République and Place Garibaldi. The apartment boasts a classic charm with three-meter high ceilings and large bay windows that flood the space with natural light from both sides. It extends from the avenue to the courtyard, providing a unique layout.

Inside, there are five generous bedrooms, including one that measures up to 22 square meters. The triple living room features expansive bay windows and a fireplace, creating a warm and inviting atmosphere. The kitchen is a cook's delight, spanning 16 square meters and equipped with a large cooking range, ample storage, and enough room for a sizable dining table. It opens onto a terrace overlooking the courtyard, and a 10-square-meter pantry adjacent can serve as a laundry room or storage area.

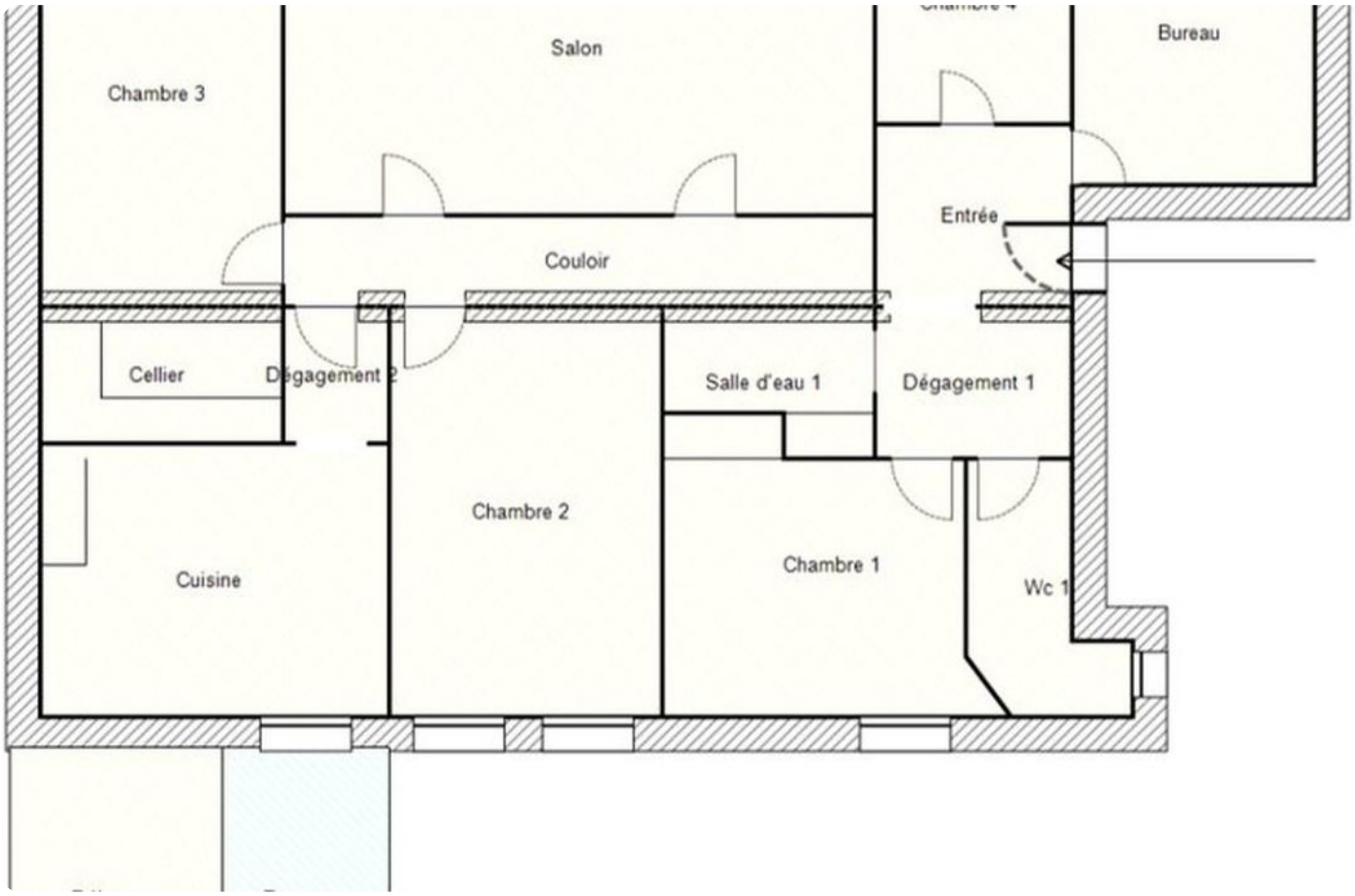
The property is versatile, suitable for both family living and professional use, such as a notary office, law firm, or medical practice, with liberal professions permitted in the building. Conveniently, the tram stops right at the doorstep, making it easy for clients to visit. Additional features include a 14-square-meter cellar and proximity to the port, sea, beaches, and Place Masséna. For those traveling by car, the corniches and the highway to Monaco are easily accessible.

Comfort is ensured with ducted reversible air conditioning, double glazing, and fiber optic internet. The apartment is part of a co-ownership, consisting of 31 lots, and is free from any ongoing legal proceedings. The energy performance rating is C. Monthly management costs are €196.67, and agency fees are covered by the seller.

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