

## STELLA LARGE NEW 2 ROOMS DUPLEX MIXTED USE WITH PARKING

For sale Monaco

**Co-exclusive**

**3 650 000 €**

Current new building in the heart of the Condamine district. Duplex apartment which benefit from high quality materials and an exceptional finish. Armoured front door. Intercom with a colour camera. Elegant wood on the doors. Lacquering on the cupboards and wardrobes. Large and resistant ceramic tiles featured throughout the floor. Perfectly integrated false stucco ceilings. Automatic, light alloy shutters for their durability. Splashbacks and worktops in granite compliment the kitchen units. Luxury Miele appliances for robustness. Electric underfloor heating. Temperature can be adjusted in each room. An individual heat pump filters the air. Double glazing windows are environmentally friendly.

Type	Apartment	Building	Le Stella
Number of rooms	2 rooms	District	Condamine
Total area	90 m <sup>2</sup>	Floor	3 & 4
Living area	77 m <sup>2</sup>	Parking space(s)	1
Terrace area	13 m <sup>2</sup>	Day of release	1/9/2020
Mixed use	Oui	Ref	STELLA 2P 303

On the 3rd floor : entrance, living room with double height bay windows of 6 meters under ceiling, open fully equipped kitchen, guest toilet, stairs, terrace, stairs for access to the 4th floor with elegant steps which appear to be suspended in the air. On the 4th floor : a bedroom with a setback area lined with a glass balustrade and which can accomodate a desk, a bathroom, equipped closets, balcony. On the communal areas : green spaces, benches, stylish furniture, gym. On the 1st underground floor : the car parking n°26.

