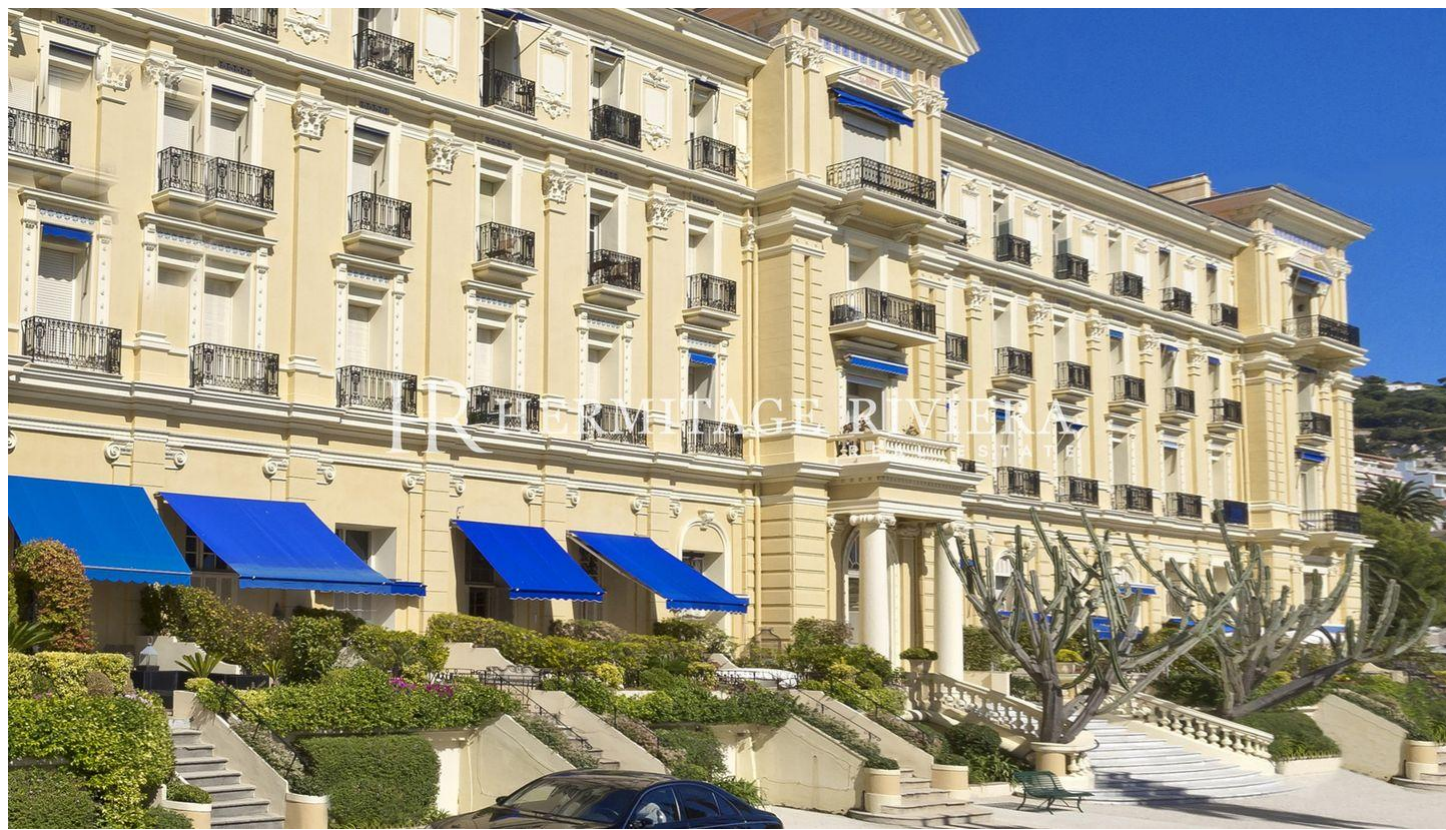


Apartment Cap-d'Ail Close to Mala Beach & Monaco - Sea views - Terraces



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Price on request

Agency fees borne by the acquirer

LIVING SURFACE 125 m²

TERRACE 50 m²

BEDROOMS 2

VIEW Sea

Ideally situated in the prestigious and secure Eden residence in Cap-d'Ail, close to Mala Beach and just five minutes by car from Monaco, this impressive duplex apartment offers approximately 115 sqm of living space arranged over two levels. The ground floor features a spectacular living room with a ceiling height of approximately seven metres, opening onto a 16 sqm south-facing terrace with attractive views over the sea and gardens. This level also comprises an independent kitchen, guest WC, and a bedroom with en-suite shower room and dressing room, opening onto a second, generous terrace of approximately 30 sqm.

The upper level offers a mezzanine overlooking the living room, currently arranged as a lounge area, together with a second bedroom featuring an en-suite bathroom and dressing room. A parking space and concierge service complete this distinctive property, combining impressive volumes, generous outdoor spaces and an excellent location within easy reach of the beaches and Monaco.

Property details

Property condition	Good	Terrace area	50 m ²
Kitchen	separate kitchen	Heating system	Electric, Reversible air-conditioning
		Parking	1







