

35 OFFICES Residence GOLDEN SQUARE

For sale Monaco

36 700 000 €

35 independent offices in the Prince of Wales renovated in a modern and luxurious style partially leased, the possibility to purchase 12 additional parking spaces at 4,240,000 eur

Product type	Office	Rooms	+5 rooms
Total area	857 m ²	Parking	+5
Living area	841 m ²	Building	Prince de Galles
View	Avenue des Citronniers	District	Monte-Carlo
Condition	Renovated	Floor	rdc

An unique investment of 35 independent offices in a prestigious residence of CARRE OR.

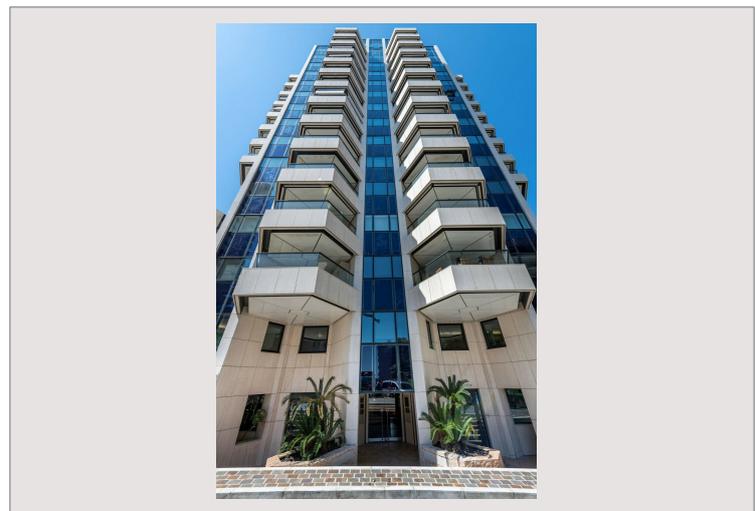
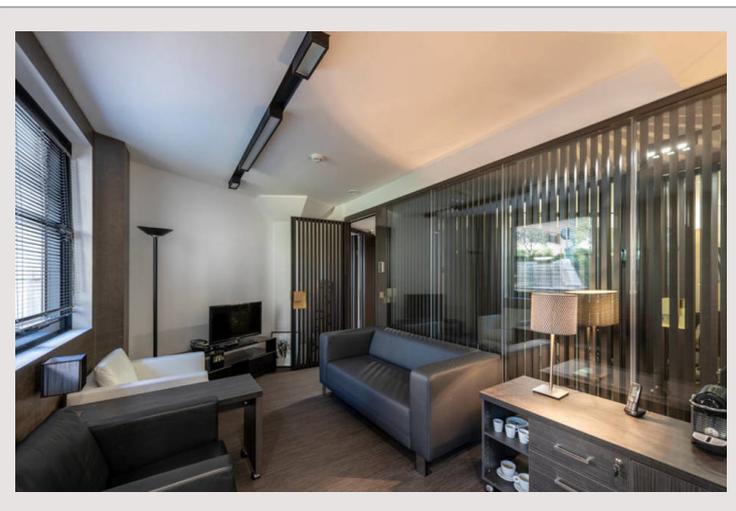
This property occupies the entire ground floor of the luxury building "PRINCE DE GALLES".

All spaces have been decorated with high-end materials, with refined finishes combining aesthetics and refined design with the utmost comfort and functionality.

Each office is separated by glass partitions ensuring impeccable soundproofness and allowing optimal privacy thanks to translucent films.

The rental profitability of this property is estimated at 4.2%.

13 car parks in the Residence are also available at a price of € 4,240,000.



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