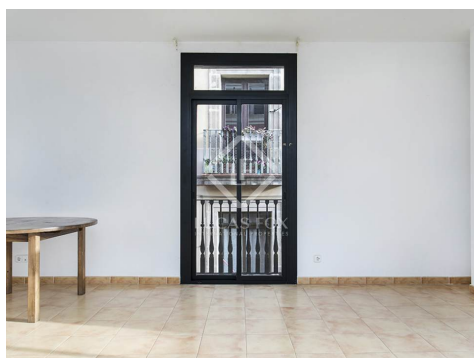


€410,000 Apartment - Sold

## 2-bedroom apartment for sale in Barcelona's Gòtic neighbourhood

Spain » Barcelona » Barcelona City » Gòtico » 08002

**2** Bedrooms  
**1** Bathrooms  
**108m<sup>2</sup>** Floorplan



Contact us today for more information or to arrange a viewing

+34 933 562 989 • info@lucasfox.com • lucasfox.com • Passeig de Gràcia 78, Principal 2<sup>a</sup>, Barcelona, Spain

€410,000 Apartment - Sold

## 2-bedroom apartment for sale in Barcelona's Gòtic neighbourhood

Spain » Barcelona » Barcelona City » Gòtico » 08002

**2** Bedrooms      **1** Bathrooms      **108m<sup>2</sup>** Floorplan

### OVERVIEW

## 2-bedroom apartment with a generous living area and 2 balconies in the Gòtic quarter of Barcelona Old Town, very near the Ramblas.

Apartment measuring 108 m<sup>2</sup> located on a pleasant street in Barcelona Old Town with all manner of services on the doorstep and surrounded by the characterful historic streets of the Gòtic neighbourhood. The building dates back to 1750 and was originally a palace belonging to the Marquis of Benavent and was rebuilt in the year 2000 with a lift installed. The property in question is found on the third floor and enjoys plenty of natural light thanks to its height.

The layout of the apartment consists of a 30 m<sup>2</sup> living room – dining room, a 9 m<sup>2</sup> kitchen, a spacious bathroom and 2 bedrooms of approximately 16 m<sup>2</sup> each and both with access to a balcony. The apartment offers views of Calle Nou de Sant Francesc and at the top of the building we find a communal roof terrace.

The apartment is in good condition but would benefit from some light renovation. The ceilings feature attractive Catalan vaulting and beams and mosaic floor tiles can be found underneath the current tiles.

This property may appeal primarily to families and investors as it offers a potential rental yield of approximately 4.14 %.



[lucasfox.com/go/bcn4952](https://lucasfox.com/go/bcn4952)

Lift, Natural light, Marble flooring,  
High ceilings, Modernist building,  
Communal terrace, Transport nearby,  
Renovated, Exterior, Double glazing,  
Balcony, Air conditioning

**Contact us today for more information or to arrange a viewing**

+34 933 562 989 • [info@lucasfox.com](mailto:info@lucasfox.com) • [lucasfox.com](https://lucasfox.com) • Passeig de Gràcia 78, Principal 2<sup>a</sup>, Barcelona, Spain

€410,000 Apartment - Sold

## 2-bedroom apartment for sale in Barcelona's Gòtic neighbourhood

Spain » Barcelona » Barcelona City » Gòtic » 08002

**2** Bedrooms  
**1** Bathrooms  
**108m<sup>2</sup>** Floorplan



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

**Contact us today for more information or to arrange a viewing**

+34 933 562 989 • [info@lucasfox.com](mailto:info@lucasfox.com) • [lucasfox.com](http://lucasfox.com) • Passeig de Gràcia 78, Principal 2<sup>a</sup>, Barcelona, Spain