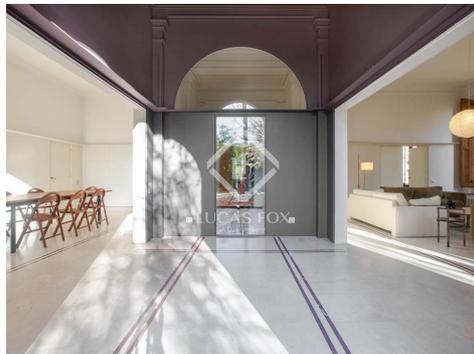


€1,150,000 Apartment - Sold

Outstanding Modernista property for sale in Alella

Spain » Barcelona » Maresme Coast » Alella » 08328

7 Bedrooms 5 Bathrooms 608m² Floorplan 18,130m² Plot size



Contact us today for more information or to arrange a viewing

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€1,150,000 Apartment - Sold

Outstanding Modernista property for sale in Alella

Superb private residence of 608 m² on the ground floor of a stunning Modernista villa set in almost 2 hectares of private grounds in the centre of Alella.

Unique property measuring approximately 608m², located on the ground floor of "Can Llimona", an exquisite building dating back to the early 1890's, with Modernista features throughout. Located in the centre of Alella, a 5-minute walk to the town square, cafes, schools and restaurants. The building is listed by the town hall as historic heritage of Alella and is a real architectural gem, just 18 minutes away from Barcelona.

As well as a private terrace of 100 m², the property enjoys access to the incredible landscaped garden which is shared between the 4 neighbours. Here we find a world of beautiful fruit trees, a vegetable garden, a pond, a small forest, swimming pool and a parking area; a haven of luxury and tranquillity. Being on the ground floor, this property enjoys direct views and access to the garden.

The façade of the villa is breathtaking with its semicircular balconies, arched windows, incredible ornamental lintels and mouldings. Inside this ground floor property we find 3 clearly demarcated areas: the main home, the guest area on the mezzanine and the service quarters. The main home leads us from an impressive entrance hall into the living room with a fireplace, the dining room and on to the kitchen diner which enjoys direct access out to the terrace. Also in this area there is the main bedroom and a studio which can be used as a bedroom, two bathrooms and a guest toilet.

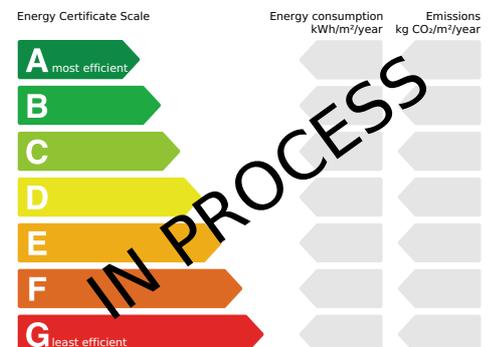
On the mezzanine floor we find a convenient guest area with its own living room, two bedrooms and two bathrooms. The service area has two bedrooms, a bathroom, a kitchen and a living room with direct access to the terrace. The property has the potential to be converted into 2 good sized apartments and could generate an excellent rental yield of between 6 and 7%.

A very attractive opportunity for large families or investors looking to buy a unique piece of Alella's heritage.



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Terrace, Swimming Pool, Garden, Period features, Period Building, Natural light, High ceilings, Parking, Modernist building, Communal terrace, Transport nearby, To renovate, Storage room, Service entrance, Renovated, Near international schools, Heating, Fireplace, Chill out area, Built-in wardrobes



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