

€830,000 Apartment - Sold

## Excellent 3-bedroom apartment with 8 m<sup>2</sup> terrace for sale in Eixample Left, Barcelona

Spain » Barcelona » Barcelona City » Eixample Left » 08011

**3** Bedrooms    **2** Bathrooms    **142m<sup>2</sup>** Floorplan    **8m<sup>2</sup>** Terrace



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

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### OVERVIEW

### Luxurious 142 m<sup>2</sup> main floor apartment with 3 bedrooms and 2 bathrooms, completely renovated, on Carrer Aribau.

This incredible apartment has recently been renovated by an Italian designer with his own style. All the corners of the home have been planned and designed down to the last millimetre, making the use of spaces more flexible and differentiating between modern elements and the most traditional and characteristic materials of the homes of the early twentieth century in the Eixample of Barcelona.

The 142 m<sup>2</sup> apartment is located on the first floor of the building and has ceilings over 3.5 m high.

When entering the property, we find a large entrance hall that differentiates the day area from the night area. To the right, we enter the open kitchen area, fully equipped and designed with a practical Italian marble bar and mirrored cabinets that significantly expand the visual space. From here, we can access 3 spaces: the large living-dining room, a semi-covered space used as a storage room-laundry room and a multipurpose room with sliding doors that could be used as an office, bedroom or simply as an ideal relaxation area to interact with guests. when it is cooking.

Returning to the main hall, we find the most representative details of traditional architecture: original mosaic flooring, beautiful ceilings with mouldings, restored original carpentry, as well as a pleasant bay seating area where you can relax and unwind.

On the opposite side of the home, the night area is presented. It is accessed from the entrance hall, and houses the exterior-facing master bedroom with dressing room and complete bathroom, another double bedroom and a complete bathroom that serves this room and also acts as a guest bathroom.

All the bathrooms have been covered, both on the floors and on the walls, with microcement in a shade of grey, giving it a modern touch that clearly differentiates it from the classic style. In addition, both in the main bathroom and in the multipurpose room, the ceilings have been left with the typical Catalan vaulted ceiling and iron beams.



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Lift, Period features, Natural light, Mosaic tile flooring, High ceilings, Modernist building, Communal terrace, Wheelchair access, Views, Utility room, Transport nearby, Storage room, Renovated, Heating, Exterior, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Balcony, Air conditioning

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The en-suite bedroom has a large dressing room and a pleasant terrace with views of the University of Barcelona and its gardens. A secret haven of peace in the centre of the city.

It is possible to acquire all the furniture currently in the property. Some of the furniture is unique, as it has been designed by the current owner, while other pieces have been restored and have been in the same place for more than 100 years. The kitchen is fully equipped with high-end Siemens appliances and the heating and air conditioning system is through ducts.

The apartment is located in a beautiful stately building with modernist details that was built in 1900. Located in one of the few corner buildings of Eixample, it enjoys pleasant views from the huge windows in the living room. The building also has a communal terrace accessible by all residents.

Please note that the property is registered for 129 m<sup>2</sup> with 5 m<sup>2</sup> of terraces and balconies and 3 m<sup>2</sup> of patio.

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