

€2,315,000 Penthouse - For sale

## New build 3 Bedroom penthouse with 83m<sup>2</sup> terrace for sale in Sant Gervasi - Galvany

Spain » Barcelona » Barcelona City » Sant Gervasi - Galvany » 08006

**3** Bedrooms    **2** Bathrooms    **134m<sup>2</sup>** Floorplan    **83m<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 29, Barcelona, Spain

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### OVERVIEW

### For sale spectacular new build penthouse in Sarrià-Sant Gervasi, with three bedrooms, terrace, private pool, garage and storage room.

This magnificent penthouse is part of an exclusive new build development located in Sant Gervasi, one of the most distinguished neighborhoods in Barcelona and close to Diagonal Avenue and Passeig de Gracia. Its privileged environment has access to the best amenities and an excellent transportation network. Via Augusta Residences consists of a total of 17 homes spread over five floors, with communal areas such as a terrace and solarium, community pool and a wellness room.

This penthouse has an area of 134 m<sup>2</sup> that stands out for its luminosity, spaciousness and an elegant design in white, gray and wood tones. It has double orientation, an 11 m<sup>2</sup> level terrace and another 72 m<sup>2</sup> private terrace on the roof with a pool, from where you can enjoy impressive views of Barcelona.

Upon entering, we find a day area that includes a spacious dining room living room with a semi-open kitchen equipped with high-end appliances and a central island perfect for breakfast.

The night area houses two single bedrooms with a shared bathroom and a spacious main bedroom with an en-suite bathroom and dressing room. In addition, the property has another full bathroom and a guest toilet.

On the upper floor, which we access by stairs located in the living room, we find a large private terrace on the roof with a spectacular pool. Here we have a chill out area that gives off a very pleasant energy and a solarium with comfortable sun loungers next to the pool. All this makes this space an ideal environment to relax and enjoy the Mediterranean sun.

Likewise, it should be noted that the property offers the possibility of purchasing a garage and storage room (not included in the price).

Thanks to its top quality finishes, the property has underfloor heating compatible with parquet, a Bulthaup kitchen equipped with Bosch appliances, white marble floors, Mitsubishi aerothermics conditioning, LED lighting and home automation to guarantee maximum comfort.



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Terrace, Swimming Pool, Lift, Natural light, Parking, Communal terrace, Transport nearby, Storage room, New build, Near international schools, Heating, Equipped Kitchen, Double glazing, Built-in wardrobes, Air conditioning

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In short, this project represents luxury and exclusivity in one of the best locations in Barcelona. If you would like more information or arrange a visit, do not hesitate to contact us.



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