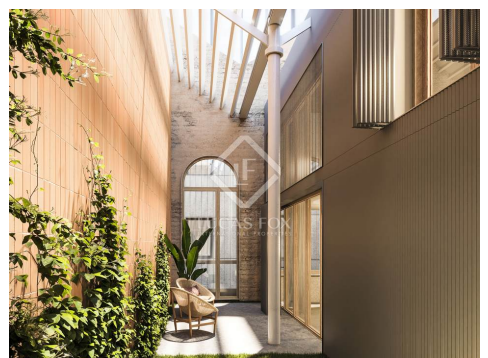
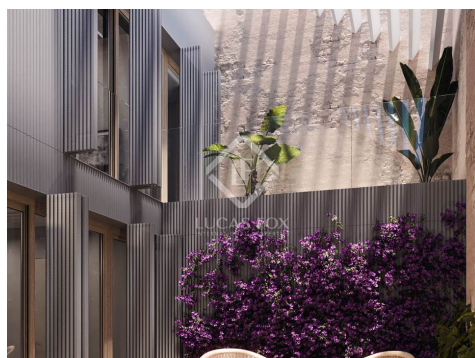


€1,400,000 Loft - For sale - New listing

## New build 1-bedroom loft with 31 m<sup>2</sup> garden for sale in Poblenou, Barcelona

Spain » Barcelona » Barcelona City » Poblenou » 08018

**2** Bedrooms    **3** Bathrooms    **137m<sup>2</sup>** Floorplan    **31m<sup>2</sup>** Terrace



Contact us today for more information or to arrange a viewing

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### OVERVIEW

## Stunning brand new two-storey duplex with one bedroom and plenty of outside space for sale in Barcelona's tech district.

Lucas Fox presents the new development, Can Ricart Lofts. This is a unique project in the most technological and exclusive district of Barcelona, 22@, which offers all kinds of services, as well as excellent transport links to the city centre and a wide range of leisure and cultural activities.

The development consists of 4 renovated buildings, which are representative of the industrial era of Barcelona of the 19th century and declared an Asset of National Interest. Period features, such as the original arches on the facades, are found throughout and artfully combined with all modern comforts. Likewise, the original skylights and ceilings have been preserved to provide the homes with abundant natural light and to create the interior-facing terraces.

This duplex is located in building C, which is located next to the emblematic restored chimney of Can Ricart. It benefits from an open-plan design, with a lot of character and personality, with a modern style that preserves representative elements of Industrial Barcelona.

To get to the property, we go through a beautiful interior garden with a chill-out area, perfect for unwinding or for holding gatherings with family or friends. Upon entering through the ground floor, we find an open living space with double-height ceilings, which houses the living-dining room and the open kitchen. At the back, there is a guest bathroom and the bedroom with its private bathroom and access to a pleasant private terrace.

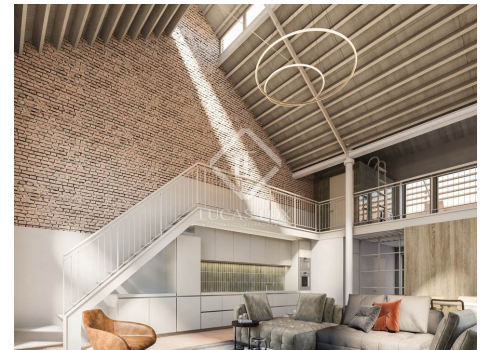
On the first floor, we find a multipurpose room, ideal as a games room or home cinema, with an additional bathroom and an interior terrace.

The homes have excellent quality finishes. Among them, we highlight the microcement floors on the ground floors and natural wood on the rest of the floors, an air conditioning system with heat pump and home automation system. The kitchens are fully equipped with Siemens appliances and the bathrooms with Duravit equipment and Hansgrohe taps.

Contact Lucas Fox for more information on this unique development.

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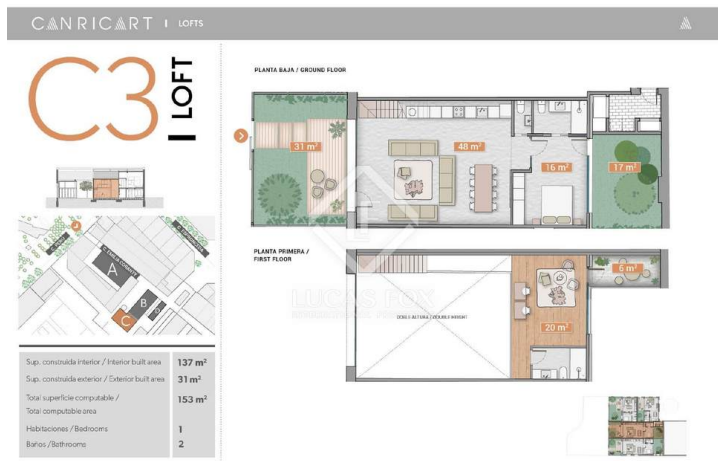
Terrace, Period features, Natural light,  
High ceilings, Transport nearby, Renovated,  
Heating, Exterior, Double glazing,  
Air conditioning

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