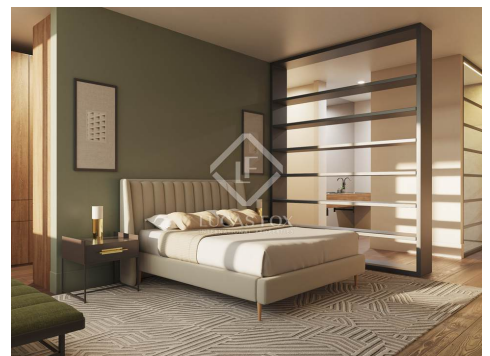
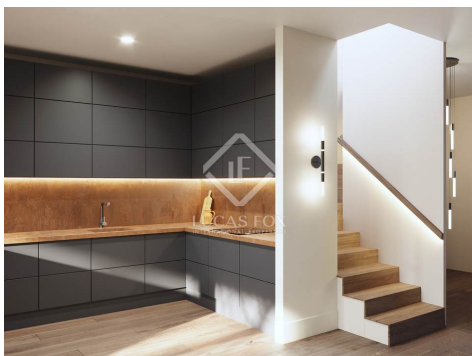


€976,000 Penthouse - Sold

## Excellent 3-bedroom penthouse with 21 m<sup>2</sup> terrace for sale in Gràcia, Barcelona

Spain » Barcelona » Barcelona City » Gràcia » 08025

**4** Bedrooms    **3** Bathrooms    **149m<sup>2</sup>** Floorplan    **21m<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

€976,000 Penthouse - Sold

## Excellent 3-bedroom penthouse with 21 m<sup>2</sup> terrace for sale in Gràcia, Barcelona

Spain » Barcelona » Barcelona City » Gràcia » 08025

**4** Bedrooms    **3** Bathrooms    **149m<sup>2</sup>** Floorplan    **21m<sup>2</sup>** Terrace

### OVERVIEW

## Exclusive 4-bedroom duplex penthouse with a 21 m<sup>2</sup> terrace for sale in a development in the sought-after area of Gràcia, Barcelona.

Lucas Fox presents Pau Alsina, an excellent development consisting of five homes in a completely renovated building, both inside and out, in the Gràcia neighbourhood, a highly sought-after area of Barcelona, next to Passeig de Sant Joan.

This home has a contemporary design with straight, clean lines and open-plan rooms, such as the day area with the living-dining room and the open kitchen. Likewise, great attention has been paid to the lighting and ventilation of the rooms.

This 149 m<sup>2</sup> duplex penthouse has a very comfortable and functional layout, with clearly differentiated day and night areas. On the ground floor, upon entering, we find a hall. On the left, there is the spacious living room and then the kitchen with its dining area. To the right of the hall, there is a bathroom, a single bedroom and the magnificent master bedroom with its private bathroom.

On the upper floor, there is a wonderful living area with access to a huge 21 m<sup>2</sup> terrace, which can be used as you wish: outdoor dining, chill-out areas or a games area, among others. In addition, this floor has two double bedrooms and a bathroom, perfect for guests.

The property has a storage room.

With regard to the utility installations, they are all newly installed and include finishes and equipment at the highest level. We can highlight the parquet floors, the excellent bathroom and kitchen equipment and the LED lighting. For greater comfort and energy savings, it includes an arothermal system for the production of domestic hot water and for the hot/cold air conditioning system through ducts.

Please get in touch for more information.



[lucasfox.com/go/bcn35697](https://lucasfox.com/go/bcn35697)

Terrace, Lift, Wooden flooring, Natural light, Walk-in wardrobe, Transport nearby, Storage room, Renovated, Exterior, Equipped Kitchen, Double glazing, Built-in wardrobes, 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

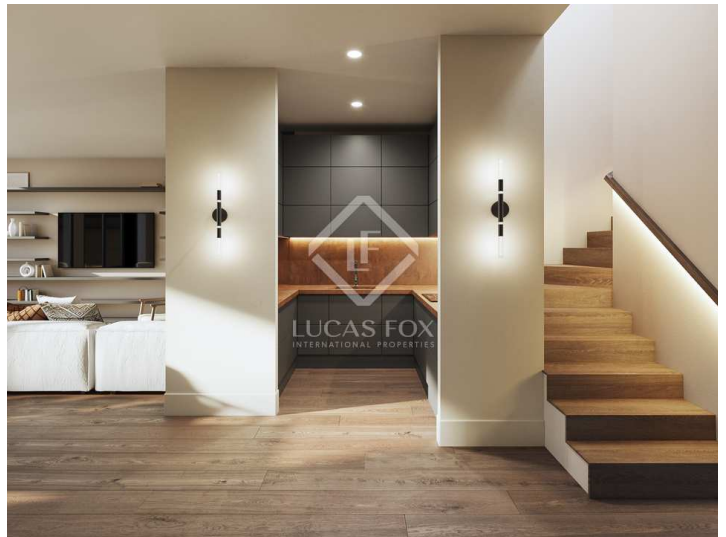
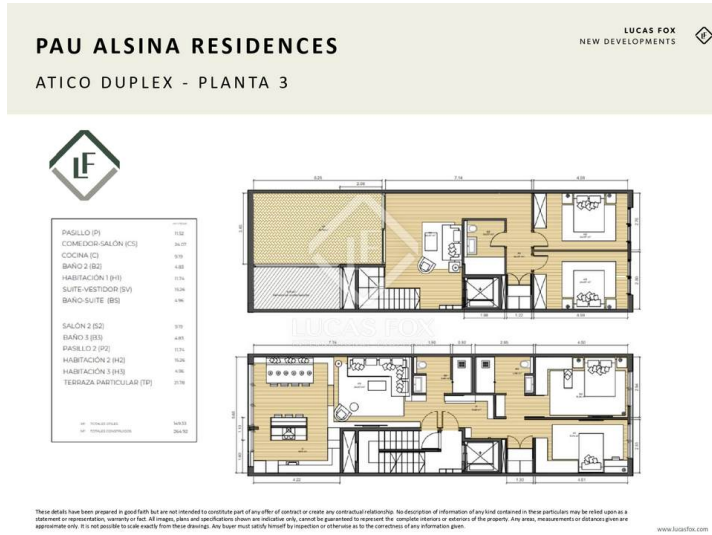


€976,000 Penthouse - Sold

## Excellent 3-bedroom penthouse with 21 m<sup>2</sup> terrace for sale in Gràcia, Barcelona

Spain » Barcelona » Barcelona City » Gràcia » 08025

**4** Bedrooms    **3** Bathrooms    **149m<sup>2</sup>** Floorplan    **21m<sup>2</sup>** Terrace



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 • lucasfox.com • Passeig de Gràcia 78, Principal 2<sup>a</sup>, Barcelona, Spain