

€2,450,000 Apartment - For sale

Excellent 3-bedroom apartment with 45 m² terrace for sale in Eixample Right

Spain » Barcelona » Barcelona City » Eixample Right » 08008

3 Bedrooms **3** Bathrooms **220m²** Floorplan **45m²** 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

Excellent 2 or 3-bedroom principal floor apartment with 45 m² terrace for sale in Eixample Right.

Provenza Cuadrado De Oro is a new development in the Eixample Right neighbourhood of Barcelona city centre, a strategic and privileged area known locally as the Golden Square due to the high number of beautiful buildings, high-end shops and exquisite restaurants found there.

The development features an attractive façade and renovated common areas. This is a principal (first) floor property measuring 220 m² with a 45 m² private terrace leading off of the living area. There are 4 possible layouts to choose from, depending on the new owner's preferences and lifestyle requirements.

Option one provides three bedrooms, three bathrooms, a kitchen and a spacious living room - dining room with access to the terrace. Option two offers two bedrooms, three bathrooms, a separate kitchen and the same living area and terrace. Options three and four also feature two bedrooms and three bathrooms, the difference is that the former has an office space while the latter uses this space as a home gym.

The home provides perfectly restored original mosaic floors, exuding an air of elegance and heritage. The ceilings are adorned with exquisite cornices and rosettes, showcasing the intricate craftsmanship of yesteryears. A focal point of the living area is the marble chimenea, which has been meticulously restored and upgraded with a bioethanol system, combining classic aesthetics with contemporary eco-friendly functionality. In addition, an accomplished artist is currently reproducing the original painting on the prestigious ceiling of the living area, further enhancing the artistic splendor of the apartment.

Finally, this apartment has been designed in a neutral, contemporary fashion with smooth white walls, light coloured wooden flooring and clean white finishes in the bathrooms, with sanitaryware by Jacob Delafon and Roca sinks and towel heater. The kitchen features finishes by Santos and Whirlpool appliances, and the homes benefit from high-end Bosch air conditioning units. The new owner can simply move in and add their personal touch to the already perfect apartment and make it their own.

Please feel free to contact us for further information.



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Terrace, Gym, Lift, Wooden flooring, Period features, Period Building, Natural light, Mosaic tile flooring, Wheelchair access, Utility room, Transport nearby, Playroom, Playground, New build, Near international schools, Heating, Exterior, Equipped Kitchen, Double glazing, Domotic system, Built-in wardrobes, Balcony, Alarm, Air conditioning

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