

€1,825,000 Apartment - For sale - Reserved

Excellent 4 Bedroom apartment with 11m² terrace for sale in Eixample Right

Spain » Barcelona » Barcelona City » Eixample Right » 08008

4 Bedrooms **2** Bathrooms **205m²** Floorplan **11m²** 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^a, Barcelona, Spain

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OVERVIEW

Fully renovated luxury property of more than 200 m2 near Rambla Catalunya - L'Eixample Derecho

Lucas Fox exclusively presents this wonderful property located in one of the most prestigious areas of the city: the Quadrat d'Or in l'Eixample de Barcelona, next to the distinguished Rambla Catalunya.

This residence was renovated with the aim of preserving and restoring the original atmosphere, while creating a comfortable and modern living space.

The result is a luxurious apartment full of details that make it very special.

Entering the large entrance hall of the property and heading exterior, we find the day area . Here we have a spacious dining room living room with two large balconies that offer beautiful views of the street, natural light and direct sunlight in the morning.

Therefore, this space is the ideal place to meet.

Next, we have a separate kitchen equipped by the renowned German brand SieMatic. Thanks to its functionality and its large storage space, it combines perfectly with the high-end Miele appliances . Finally, a guest bathroom completes this area.

The night area houses a large interior double bedroom , a second fully soundproofed bedroom that was used as a cinema room, a second living room with a gallery that could be transformed into another bedroom and the master bedroom. The latter stands out for its size and its impressive marble-clad bathroom with a shower and bathtub, all designed by the prestigious brand Lefroy Brooks.

Both the main bedroom and the second living room have access to a small 7 m² terrace, ideal for relaxing and enjoying the beautiful views and absolute tranquility. The property also features a large dressing room in the master bedroom, a practical laundry area and a pantry.

It is important to mention that all the old elements have been preserved and restored, such as the original Nolla floors, the ceiling mouldings over three and a half metres high, the windows and doors, among other aspects. All this is combined with the comforts of modern life, such as heating and air conditioning in different areas , home automation, direct and indirect lighting, soundproofing and a water softening system.

The property is located in a beautiful period building in l'Eixample, with a marble staircase, elevator, concierge service and a communal terrace with two storage rooms that are included in the property.

In short, we are looking at a unique luxury property located in one of the most sought-after areas of Barcelona.



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Terrace, Concierge service, Lift, Period features, Period Building, Natural light, Mosaic tile flooring, High ceilings, Communal terrace, Walk-in wardrobe, Views, Utility room, Transport nearby, Storage room, Renovated, Home cinema, Heating, Exterior, Equipped Kitchen, Double glazing, Domotic system, Chill out area, Built-in wardrobes, Beauty salon, Balcony, Air conditioning

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4	2	205m²	11m²
Bedrooms	Bathrooms	Floorplan	Terrace

The Eixample area between Rambla Catalunya and Calle Mallorca in Barcelona is known for its unique combination of modernist architecture, luxury shopping, fine dining and vibrant urban life. This part is called Quadrat d'Or, or the Golden Square, and is one of the most sought-after neighbourhoods in the city due to its central location and impressive historic buildings.

Here we find beautiful examples of modernist architecture by Antoni Gaudí and other prominent architects of the time. The streets are lined with buildings with ornate facades, elaborate balconies and decorative details that make touring the area like taking a walk through history.

In addition to its architectural heritage, this area includes a wide range of amenities and amenities. For example, there are designer boutiques, exclusive shops, charming cafés and renowned restaurants. In particular, the Rambla Catalunya is known for its elegant fashion boutiques and its outdoor terraces where you can enjoy an aperitif while watching the hustle and bustle of the city.

In short, the Eixample area between Rambla Catalunya and Calle Mallorca is a perfect combination of history, culture, shopping and gastronomy, making it a highly desirable place to live or visit in Barcelona.

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