

€1,380,000 Apartment - Sold

## New build 3-bedroom apartment for sale in Sant Gervasi, Barcelona

Spain » Barcelona » Barcelona City » Sant Gervasi - La Bonanova » 08022

**3** Bedrooms    **3** Bathrooms    **124m<sup>2</sup>** Floorplan    **74m<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

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### OVERVIEW

## New build 3-bedroom apartment for sale in Sant Gervasi, Barcelona.

Berlinès 45 is an exclusive new development in the heart of Sant Gervasi, one of Barcelona's most prestigious neighbourhoods. Located in one of the most exclusive areas of Barcelona, these homes offer proximity to international schools, high-quality services, and excellent transport connections. This balance between tranquillity and accessibility makes it one of the most sought-after neighbourhoods to live in.

This project features this unique ground floor residence with three bedrooms and three bathrooms, measuring 124 m<sup>2</sup>. A private terrace and pool makes a perfect space to relax and enjoy unique moments in the privacy of your home.

The kitchen is equipped with premium Modulnova furniture and Miele appliances, including an induction hob, extractor hood, oven, microwave, fridge-freezer combo, extra freezer, and dishwasher. The layout allows for seamless integration of additional appliances.

The bathrooms feature high-end materials such as Duravit Tempano resin showers, Duravit sanitaryware and Hansgrohe taps.

The building combines contemporary design with high-quality finishes, including underfloor heating and an A-rated energy efficiency certificate.

With spacious, light-filled living areas and private terraces, these luxury homes offer the perfect blend of exclusivity, modern design, and high-end comfort.

Please contact us for further information.



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Terrace, Swimming Pool, Garden,  
Private garage, Natural light, Parking,  
Transport nearby, Open kitchen, New build,  
Interior, Exterior, Equipped Kitchen,  
Double glazing, Domotic system, City views,  
Chill out area, Alarm, Air conditioning

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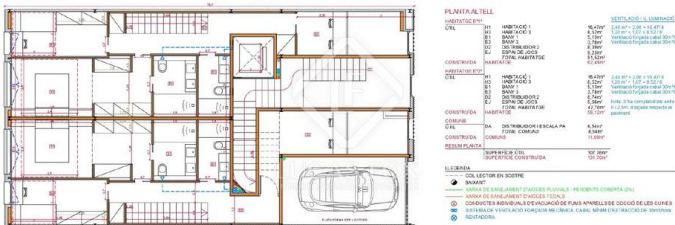
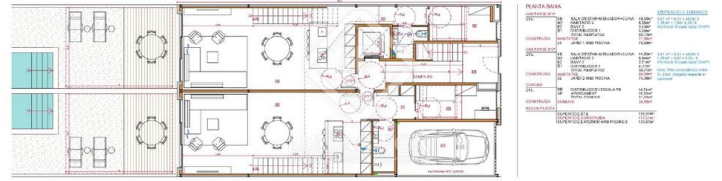
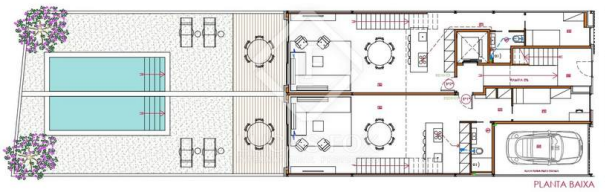


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