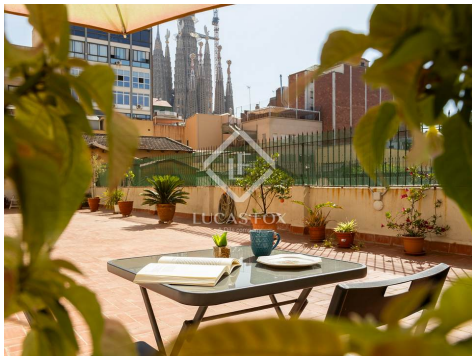


€995,000 Apartment - For sale - New listing

**Unique piece with 137 m<sup>2</sup> terrace and direct views of the Sagrada Familia.**

Spain » Barcelona » Barcelona City » Eixample Right » 08025

5	1	140m <sup>2</sup>	140m <sup>2</sup>
Bedrooms	Bathrooms	Floorplan	Terrace



**Contact us today for more information or to arrange a viewing**

+34 933 562 989 · [info@lucasfox.com](mailto:info@lucasfox.com) · [lucasfox.com](http://lucasfox.com) · Passeig de Gràcia 78, Principal 2ª, Barcelona, Spain

€995,000 Apartment - For sale - New listing

## Unique piece with 137 m<sup>2</sup> terrace and direct views of the Sagrada Familia.

**An exclusive gem in a period building with a 137 m<sup>2</sup> terrace and views of the Sagrada Familia. Light, character, and an unbeatable location.**

Exclusive listing from Lucas Fox: We present an extraordinary property in an elegant regal estate in the Eixample, located in one of the most up-and-coming areas of Barcelona, on the border between the Eixample Derecho and the Sagrada Familia neighbourhood. Just three blocks from Gaudí's most emblematic temple, two streets away from the charming Passeig de Sant Joan and a stone's throw from Avenida Diagonal, this location offers the best of both worlds: the residential calm of the Eixample with the cultural and tourist vitality of the heart of the city.

The flat is located in a classic property with character, very well maintained, and stands out for its generous built area of 140 m<sup>2</sup>, to which is added a spectacular terrace of 137 m<sup>2</sup> in the courtyard, spacious, quiet and sunny, with impressive views of the Sagrada Familia. It also has a 3.86 m<sup>2</sup> balcony facing the street.

The house is through and through and enjoys cross ventilation and natural light throughout the day.

It conserves original elements of great heritage value: hydraulic mosaic floors in perfect condition, 3.20 metre ceilings with period mouldings, wooden interior woodwork and a beautiful glazed gallery that acts as a private viewpoint overlooking one of Barcelona's most iconic postcards.

It currently has 5 bedrooms and a bathroom, although its distribution offers multiple possibilities for refurbishment, including the feasibility of creating more bathrooms and open areas that enhance its uniqueness.

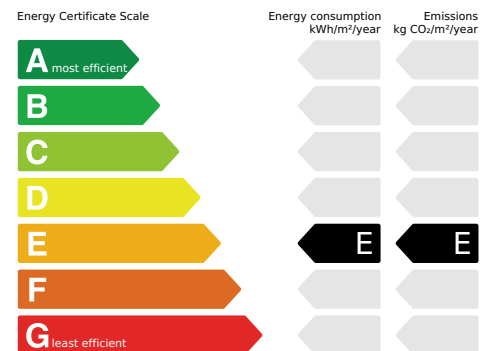
Whether to move in while maintaining its classic charm, or as the basis for a high-end renovation project, this property is a unique opportunity. The area is perfectly connected by public transport (metro, bus and Bicing), surrounded by all services, local shops, schools, green spaces and a growing gastronomic and cultural offer.

A property with soul, postcard views and a dream terrace. Undoubtedly, one of the most special jewels of the Eixample.



[lucasfox.com/go/bcn60095](https://lucasfox.com/go/bcn60095)

Lift, Natural light, Views, To renovate, Storage room, Interior, Exterior, Equipped Kitchen, City views, Chill out area, Balcony



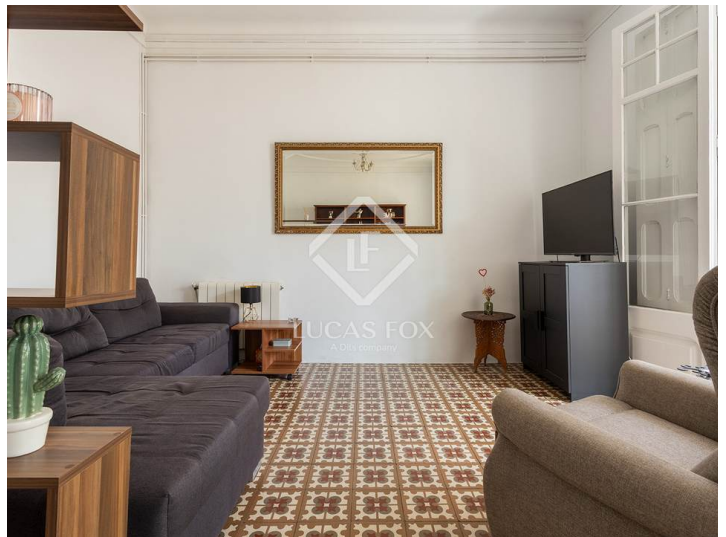
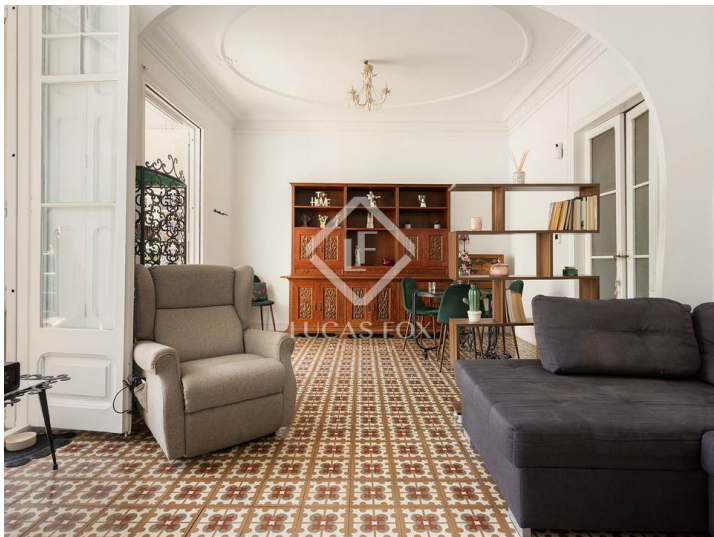
**Contact us today for more information or to arrange a viewing**

+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



€995,000 Apartment - For sale - New listing

**Unique piece with 137 m<sup>2</sup> terrace and direct views of the Sagrada Familia.**



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](mailto:info@lucasfox.com) · [lucasfox.com](http://lucasfox.com) · Passeig de Gràcia 78, Principal 2ª, Barcelona, Spain