

€1,495,000 Apartment - For sale - New

## Excellent 4 Bedroom apartment for sale in Eixample Right, Barcelona

Spain » Barcelona » Barcelona City » Eixample Right » 08036

4 Bedrooms    4 Bathrooms    218m<sup>2</sup> Floorplan    4m<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 56, 7º, Barcelona, Spain

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## Excellent 4 Bedroom apartment for sale in Eixample Right, Barcelona

### Spectacular, bright and recently renovated four-bedroom apartment in Eixample

We are delighted to present this spectacular, recently renovated apartment, tastefully decorated with high-quality materials, located in the heart of the Eixample Esquerra Alta district, strategically positioned between Passeig de Gràcia and Francesc Masià. The property is situated in a very elegant stately building with charming original features and a perfectly preserved classic façade. It is, therefore, a property that offers an unbeatable combination of historical glamour and contemporary comfort.

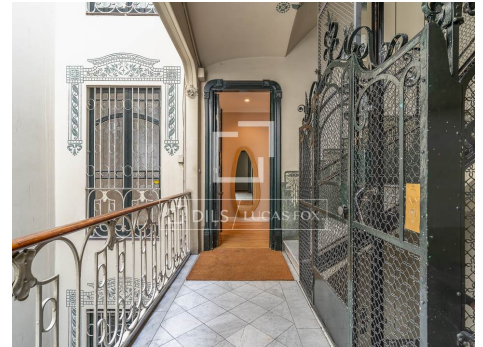
The property stands out mainly for its brightness and for the comfortable and well-defined distribution, with generous rooms, high ceilings, moldings and balconies to the street that provide warmth and character.

The living area features a spacious living room, a separate dining room, and a sophisticated and practical open-plan kitchen, creating a dynamic flow between adjacent spaces without sacrificing privacy and adding a touch of sophistication. Right next door, there's an additional space ideal as a library, study, recreation room, or second living room, depending on the family's needs.

The spacious and mostly exterior night area offers four bedrooms, two of them en suite, as well as a guest bathroom and a comfortably sized utility room.

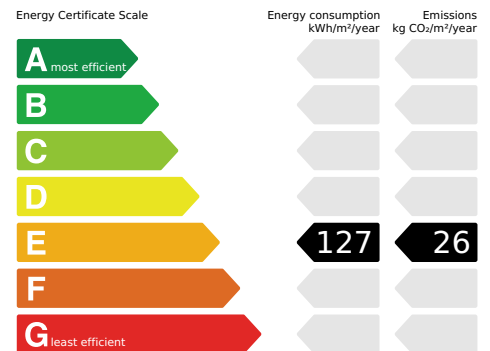
During the renovation, the original structure was maintained, updating the spaces with quality materials and contemporary solutions without touching the classic essence of the apartment. Thus, the property harmoniously combines timeless architecture with current functionality, providing a home that stands out for its balanced and pleasant layout and a serene atmosphere.

Building with concierge service. Surrounded by boutiques, fine restaurants, schools, and green spaces, in one of Barcelona's most sought-after locations. This is the perfect solution for those who wish to live in an iconic building between two of the Catalan capital's most prestigious streets.



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Concierge service, Lift, Natural light, High ceilings, Modernist building, Walk-in wardrobe, Renovated, Open kitchen, Heating, Exterior, Equipped Kitchen, Built-in wardrobes, Balcony, Alarm, Air conditioning



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The property is situated in Eixample Right, Barcelona, with its location indicated approximately in accordance with current regulations. It comprises 218 m<sup>2</sup> built and 186 m<sup>2</sup> usable. The property is in excellent condition. The total sale price is €1,495,000. The price quoted does not include taxes or costs associated with the sale, which, in accordance with current legislation, are payable by the buyer; in this case, the following will apply: property transfer tax. Nor does it include notary or land registry fees. An energy performance certificate is available for the property. As regards the certificate of occupancy, we have it, with number , which we will make available upon request by the interested party. Large Property Holder status: No. AICAT registration number 13225 and API 4089.

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