

€545,000 Loft - For sale - New listing

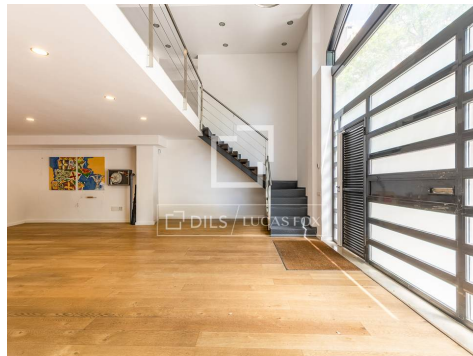
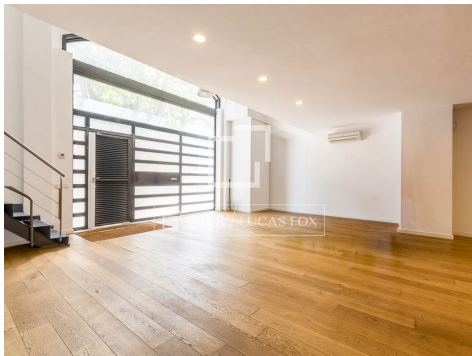
1 Bedroom loft for sale in Gràcia, Barcelona

Spain » Barcelona » Barcelona City » Gràcia » 08024

1 Bedrooms 2 Bathrooms 290m² Floorplan



New listing



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

€545,000 Loft - For sale - New listing

1 Bedroom loft for sale in Gràcia, Barcelona

Duplex loft of 280 m² built on Carrer de les Camèlies, in the heart of Vila de Gràcia. Open and flexible layout, with a fully equipped kitchen, a large living room on the ground floor and a bedroom on the upper floor.

There are spaces that aren't found, but discovered. This duplex loft on Carrer de les Camèlies has everything to become something unique: 290 m² built on one of the quietest and best-located streets in Vila de Gràcia, with the scale and freedom that the Eixample rarely allows.

The ground floor houses an exceptionally spacious living room — originally conceived as a workspace or studio—which, in the buyer's hands, can be transformed into something no conventional apartment offers: a boundless living space, a creative hub, a place to live and work seamlessly. The fully equipped kitchen and two separate bathrooms provide complete autonomy to this floor.

The upper floor concentrates privacy: a bedroom, a full bathroom and a living room that invites you to disconnect from the rhythm of the city without leaving it.

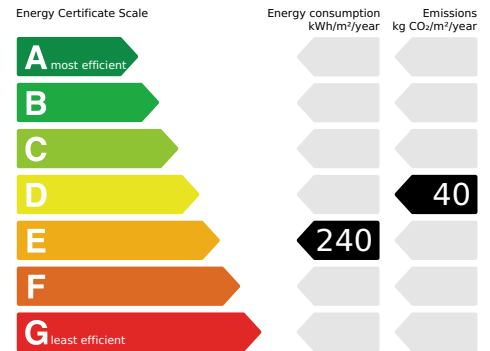
The building dates from 1990 and the loft is in a state that allows for design without starting from scratch.

The property is located in Barcelona city, in the Vila de Gràcia district. The location is described approximately in accordance with current regulations. It has a constructed area of 280 m². The total sale price is €545,000 (taxes and expenses not included; the Property Transfer Tax (ITP) is the responsibility of the buyer according to current legislation. Notary and land registry fees are not included). The property has an available energy efficiency certificate. It does not have a certificate of occupancy. The AICAT registration number 13225 and API number 4089 are visible in accordance with applicable legislation.



lucasfox.com/go/bcn69748

Natural light, Open kitchen, Heating, Exterior, Equipped Kitchen, Double glazing

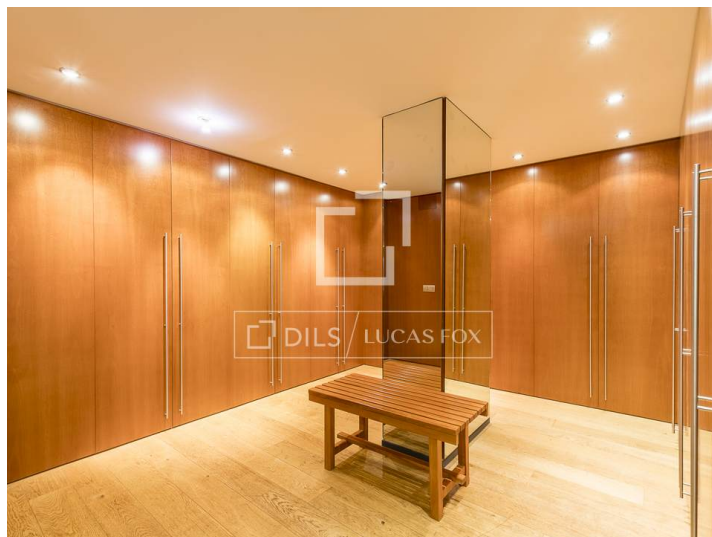
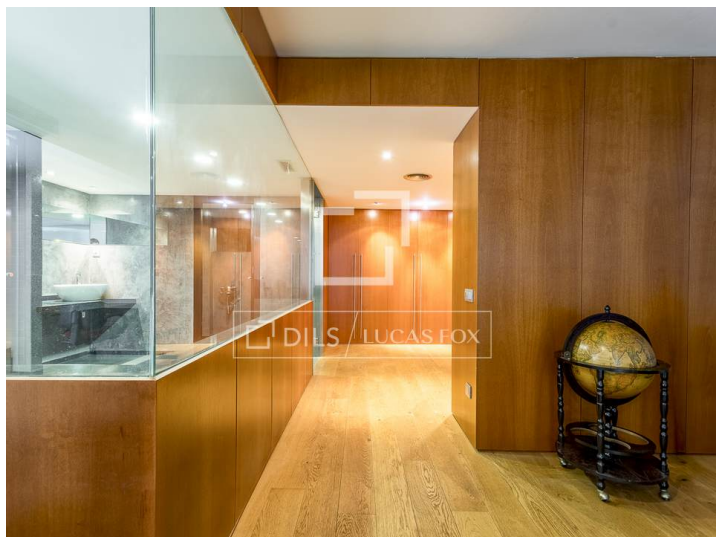


Contact us today for more information or to arrange a viewing

+34 933 562 989 · info@lucasfox.com · lucasfox.com · Passeig de Gràcia 56, 7º, Barcelona, Spain

€545,000 Loft - For sale - New listing

1 Bedroom loft for sale in Gràcia, Barcelona



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 · lucasfox.com · Passeig de Gràcia 56, 7º, Barcelona, Spain