

€1,480,000 Apartment - For sale - New

4 Bedroom apartment for sale in El Born, Barcelona

Spain » Barcelona » Barcelona City » El Born » 08003

4	4	204m ²	5m ²
Bedrooms	Bathrooms	Floorplan	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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With 4 bedrooms and outstanding views

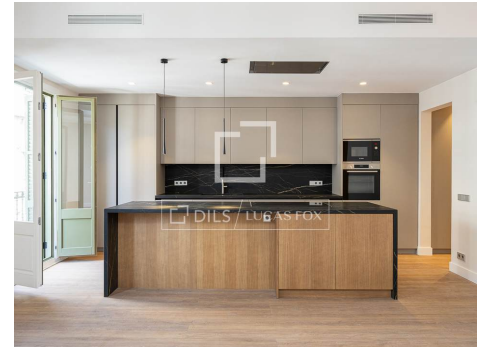
Magnificent, fully renovated apartment located on the fourth floor (third floor in US/UK terms), with a surface area of 204 m² and two balconies of 4 m² each. The 2016 renovation blends classic style with contemporary design and functionality to create a spacious, bright, and perfectly laid-out property . Located on Via Laietana in a period building 1936 building with elevator and concierge service.

The day area is dominated by a spectacular open-plan space of over 50 m² that integrates the living room, dining room , and kitchen with a central island, making it the heart of the property. This space access onto two balconies, providing abundant natural light and a pleasant connection to the exterior. It offers views of the cathedral. Adjacent to the kitchen are a practical pantry, a separate utility room , and a guest toilet, optimizing daily use.

The night area is organized around a spacious hall that provides independence and privacy. The property has four bedrooms, all over 14 square meters. One of them is designed as a study or study, ideal for working remotely or as a multipurpose room. The main bedroom , at 37 square meters, is a true suite, with a generous dressing room and an elegant private bathroom. The remaining bedrooms are also generously sized and share two complete bathrooms .

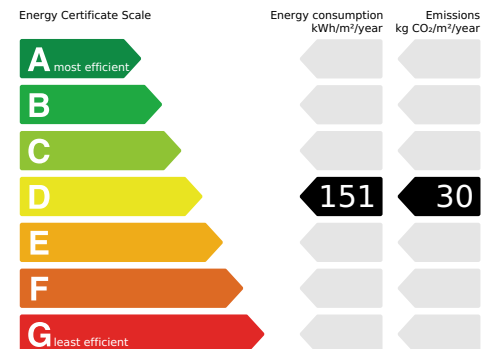
The renovation has prioritized spaciousness, fluid circulation and functionality, incorporating large storage areas and a layout designed to meet the needs of a family or those looking for a representative property with versatile spaces.

An exceptional property due to its size, layout and quality of renovation, ideal for enjoying a comfortable and sophisticated lifestyle.



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Concierge service, Lift,
Wooden flooring, Natural light,
Transport nearby, Renovated,
Open kitchen, Exterior,
Equipped Kitchen, Double glazing,
City views, Balcony, Air conditioning

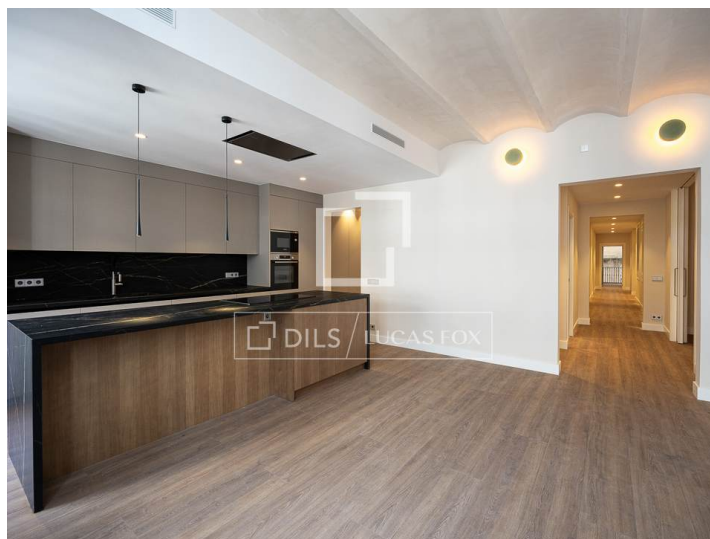


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The property is situated in El Born, Barcelona, with its location indicated approximately in accordance with current regulations. It comprises 204 m² built and 180 m² usable. The property is in good condition. The total sale price is €1,480,000. The 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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