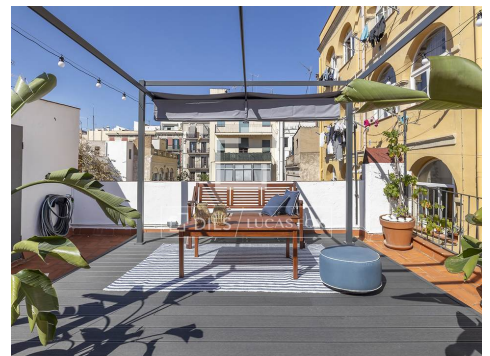


€2,015 pcm. House / Villa - For rent - New listing

Excellent 2 Bedroom house / villa with 80m² terrace for rent in Gràcia, Barcelona

Spain » Barcelona » Barcelona City » Gràcia » 08012

| | | | |
|----------|-----------|------------------|------------------|
| 2 | 1 | 80m ² | 80m ² |
| Bedrooms | Bathrooms | Floorplan | Terrace |



Contact us today for more information or to arrange a viewing

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€2,015 pcm. House / Villa - For rent - New listing

Excellent 2 Bedroom house / villa with 80m² terrace for rent in Gràcia, Barcelona

Furnished property in the heart of Gracia, with two double bedrooms and a magnificent furnished terrace.

This classic property is located in the charming Gracia neighbourhood . Its 80 square meters of furnished living space combine period charm with spacious and functional rooms. Upon entering, a period staircase leads to the main floor .

On this floor, we find a spacious entrance hall with a balcony overlooking a very quiet street, ideal for enjoying the fresh air. Next to the entrance hall, there is also a bathroom with a shower.

Next, we have a double bedroom that also has a balcony overlooking the same street, providing light and ventilation. Adjacent to it is a large room with a sliding door , perfect for converting into a living room with a sofa and table.

Next, we arrive at a dining room living room semi-connected to the kitchen, furnished with a comfortable table and four chairs, perfect for enjoying a meal with friends. The kitchen is fully equipped with modern appliances , making it an ideal space for cooking. Adjacent to the kitchen is another interior double bedroom with a double bed and wardrobes, notable for its tranquility and perfect atmosphere for relaxation.

Finally, a staircase next to the kitchen leads to the jewel of the property: a huge terrace furnished and decorated with sofas, a table, and a pergola. This flower-filled terrace not only offers a welcoming outdoor space but also features a spacious laundry area equipped with a washing machine and additional storage space.

In short, this property in Gracia is a reflection of both the beauty and character of traditional buildings and the comfort and functionality of a quiet and pleasant environment.

It is perfect for a couple who want to live in a privileged and peaceful environment with a lot of personality.

In compliance with Law 12/2023 and Law 18/2007:

- Reference price index: €1,300.97
- Property not subject to price limitations as it is a holiday rental in accordance with Law 12/2023 and Law 11/2025
- Last rent for main property contract: €1,970
- The owner does not have the status of a large property owner

Conditions:

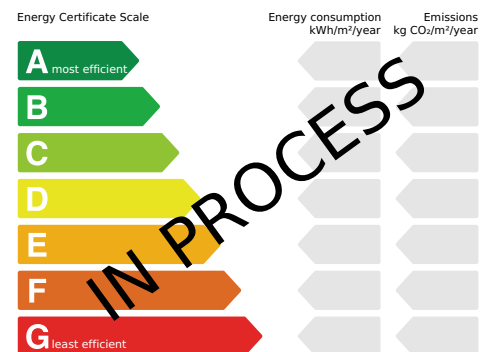


lucasfox.com/go/bcnr50896

Mountain views, Terrace,
Period features, Natural light,
Transport nearby, Storage room,
Security, Pet-friendly, Panoramic view,
Open kitchen,
Near international schools, Heating,
Exterior, Equipped Kitchen, City views,
Balcony, Alarm, Air conditioning

Minimum Rental Period: 12 Months.

Available from 3 Mar 2026



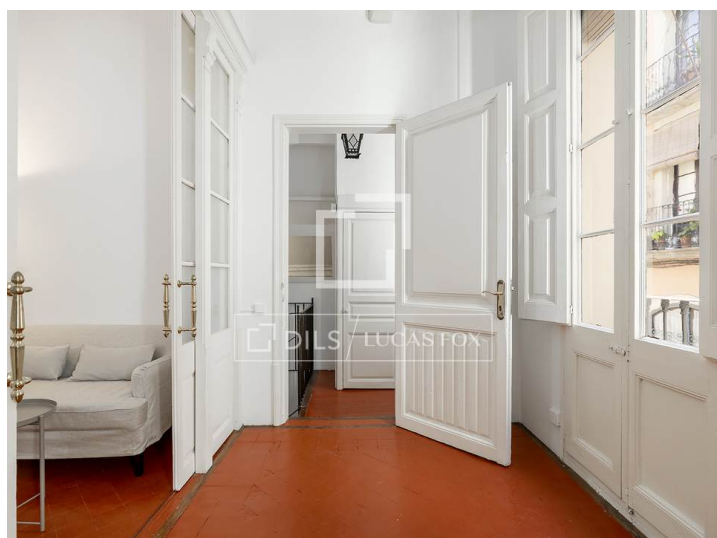
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€2,015 pcm. House / Villa - For rent - New listing

Excellent 2 Bedroom house / villa with 80m² terrace for rent in Gràcia, Barcelona

- 2 months' deposit + 1 month's additional guarantee
- 77 m² usable
- Water and electricity supplies not included
- The rent will be updated annually according to the Property Rental Reference Index (IRAV) published by the INE



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