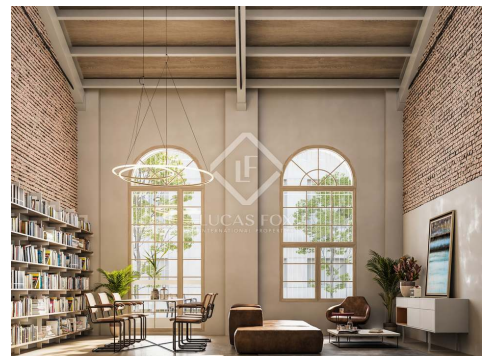
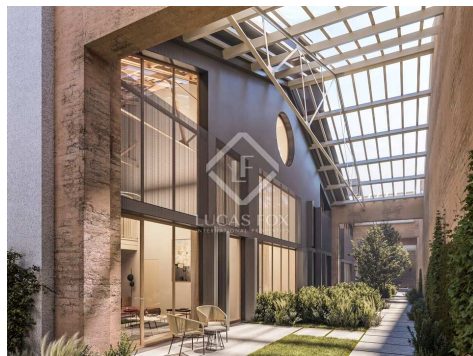


Prices from €880,000 New development
Can Ricart Lofts

A new development of Lofts for sale in Poblenou, Barcelona with a starting price of €880,000 and rental yield of 5%, 9 Lofts available

Q1 2025	9	1, 2 & 3	83m²	4.50%
Completion	Units available	Bedrooms	Sizes from	Rental yield up to



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OVERVIEW

New development of 4 refurbished emblematic buildings with unique lofts for sale in Poblenou, Barcelona.

Lucas Fox presents the new development, Can Ricart Lofts. This is a unique project in the most technological and exclusive district of Barcelona, 22@, which offers all kinds of services, as well as excellent transport links to the city centre and a wide range of leisure and cultural activities.

The development consists of 4 renovated buildings, which are representative of the industrial era of Barcelona of the 19th century and declared an Asset of National Interest. Period features, such as the original arches on the facades, are found throughout and artfully combined with all modern comforts. Likewise, the original skylights and ceilings have been preserved to provide the homes with abundant natural light and to create the interior-facing terraces.

The development has a total of 25 open-plan homes, all with a lot of character and personality, with a modern design that preserves representative features of industrial Barcelona. Apartments with 2 or 3 bedrooms with 2, 3 or 4 bathrooms are available. Some benefit from private terraces and gardens, and 2 triplex apartments are offered.

The homes have excellent quality finishes. Among them, we highlight the microcement floors on the ground floors and natural wood on the rest of the floors, an air conditioning system with heat pump and home automation system. The kitchens are fully equipped with Siemens appliances and the bathrooms with Duravit equipment and Hansgrohe taps.

Building A

The largest construction, offering a total of 12 properties. This building has a community pool.

Building B

This restored chimney construction of Can Ricart has 5 apartments with magnificent interior terraces.

Building C

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The third building is also located next to the iconic chimney, offering 4 properties with interior terraces and exterior gardens. In addition, the 2-storey homes have an open loft with a skylight to allow the entry of abundant natural light.

Building D

The latest construction resembles the typical American open-plan design. Its 3 apartments and a duplex with a generous terrace have large windows that make them very bright.

Contact Lucas Fox for more information on this unique development.

Highlights

- Apartments, duplexes and triplexes
- 2-3 bedrooms and 2-4 bathrooms
- Terraces and gardens
- Restored emblematic buildings
- Located in the 22@ technology district

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Q1 2025 **9** **1, 2 & 3** **83m²** **4.50%**
 Completion Units available Bedrooms Sizes from Rental yield up to

UNITS IN THIS DEVELOPMENT

Type	Status	Floor	Distribution	Size	Rental yield
Loft	Sold	Floor 0	2 Bedrooms 2 Bathrooms	107m ²	4.00%
Loft	€880,000	Floor 0	2 Bedrooms 2 Bathrooms	109m ²	3.61%
Loft	€900,000	Floor 0	1 Bedrooms 2 Bathrooms	117m ²	3.57%
Loft	€900,000	Floor 0	2 Bedrooms 2 Bathrooms	83m ² , Terrace 23m ²	4.37%
Loft	€900,000	Floor 0	2 Bedrooms 2 Bathrooms	109m ²	3.27%
Loft	Reserved	Floor 0	2 Bedrooms 2 Bathrooms	88m ² , Terrace 23m ²	3.63%
Loft	€1,000,000	Floor 0	3 Bedrooms 3 Bathrooms	125m ²	3.66%
Loft	€1,050,000	Floor 0	2 Bedrooms 2 Bathrooms	98m ² , Terrace 24m ²	3.15%
Loft	Sold	Floor 0	1 Bedrooms 2 Bathrooms	87m ²	4.01%
Loft	Sold	Floor 0	2 Bedrooms 3 Bathrooms	130m ²	4.01%
Loft	€1,350,000	Floor 0	2 Bedrooms 4 Bathrooms	164m ² , Terrace 48m ²	4.50%
Loft	€1,400,000	Floor 0	1 Bedrooms 3 Bathrooms	142m ² , Terrace 35m ²	4.24%
Loft	€1,400,000	Floor 0	2 Bedrooms 4 Bathrooms	188m ² , Terrace 17m ²	3.86%

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