

Prices from €475,000 New development Sant Sever Apartments

A new development of Apartments for sale in Gòtico, Barcelona with a starting price of €475,000 and rental yield of 6%, 3 Apartments available

3 **1, 2 & 4** **52m²** **5.65%**
Units available Bedrooms Sizes from Rental yield up to



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OVERVIEW

Apartments with 1-4 bedrooms and 2 bathrooms in a new development in a renovated building with a communal roof terrace in the Gothic Quarter of Barcelona.

Lucas Fox presents Sant Sever, a new development in a beautiful historic building, completely renovated, in the heart of the Gothic quarter of Barcelona, next to emblematic monuments such as the Barcelona Cathedral or the Plaça de Sant Felip Neri.

The development offers a commercial premises, apartments and penthouses, many of them with balconies. They offer between 1 and 4 bedrooms with 2 bathrooms and with surfaces ranging from 55 m² to 110 m². Additionally, residents will enjoy access to a community sun terrace and views of the cathedral.

The apartments have been designed with excellent taste in a modern style, while at the same time, period features, such as the exposed wooden beam ceilings or the original French windows from the modernist era, have been preserved. All this, without neglecting the creation of spaces that are functional and comfortable.

Regarding the specifications, we can highlight the oak parquet floors in the living room and bedrooms and ceramic floors in the bathrooms and kitchen. The bathrooms include the best sanitary equipment, from the Roca brand and taps from the Grohe brand or similar. The kitchens come fully equipped with Balay appliances and Silestone countertops. The properties also benefit from led lighting.

Please get in touch for more information about this exclusive development, with apartments designed for singles, professionals or small families who wish to live in such a privileged and unique location.

Highlights:

- 1-4 bedroom, 2-bathroom apartments
- Balconies
- Location in the heart of the Gothic Quarter
- Community solarium
- Renovated building



lucasfox.com/go/sant-sever

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<https://www.lucasfox.com/go/sant-sever>

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Sant Sever: New development in Gòtico, Barcelona - Lucas Fox
1, 2 & 4

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<p>This development is located in the heart of the Gothic Quarter of Barcelona, very close to emblematic places of Barcelona's history such as the Barcelona Cathedral or the Plaça de Sant Felip Neri, as well as the beach.</p> <p>It is a beautiful location, as well as practical, with all the services at your fingertips, such as the Sant Antoni or La Boqueria markets, exclusive shops, bars and restaurants with typical Mediterranean cuisine. It is also close to several parking areas.</p> <p>Finally, the rea is well connected to other parts of Barcelona,

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either by public transport or by car.</p>

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<p>Regarding the specifications, we can highlight the oak parquet floors in the living room and bedrooms and ceramic floors in the bathrooms and kitchen. The bathrooms include the best sanitary equipment, from the Roca brand and taps from the Grohe brand or similar. The kitchens come fully equipped with Balay appliances and Silestone countertops. The properties also benefit from led lighting.</p> <p>Please get in touch for more information about this exclusive development, with apartments designed for singles, professionals or small families who wish to live in such a privileged and unique location.</p> <h4>Highlights:</h4> 1-4 bedroom, 2-bathroom apartments Balconies Location in the heart of the Gothic

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Fox Barcelona City centre office we offer a
diverse selection of luxury properties for
sale or rent. Whether you are looking for an
apartment or penthouse in one of the
historic stately buildings in Ciutat Vella, a
period property in Eixample, a new build
home or a trendy loft apartment in
Poblenou or Gracia, we have several
properties that will meet your criteria. For
those looking to invest, we have a wide
range of buy-to-let properties available in
this landmark city.</p> <p>Our talented and
experienced agents always take the time
necessary to understand each individual
client's preferences and requirements in
their property search in order to provide a
bespoke service and guarantee complete
client satisfaction, seeking only the very
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finest Barcelona City centre properties with a particular focus on location and design.

Our friendly and highly professional multinational team at the Barcelona City centre office can attend you in English, Spanish, Catalan, German, Italian and Russian. Allow us to show you our extensive catalogue of unique high-end properties and accompany you during your exciting property search in Barcelona City centre.

Eixample

The Eixample properties offered by Lucas Fox are typically found in charming stately buildings, often with original Modernist elements and large elegant lobbies. High ceilings, private terraces, a central location, a tourist licence and a new renovation or good potential to renovate are all features that make a property popular in Eixample.

This area boasts elegant stately architecture and is home to several important Modernist buildings by Barcelona's most revered architect – Antoni Gaudí. It is particularly coveted for its convenience as there are a great number of services at every turn: shops, medical centres, public transport, restaurants, schools, etc.

The grid like design of the Eixample gives it special characteristics that are worthy of some consideration when choosing a home here. The horizontal streets are the quieter ones while the perpendicular streets are interesting if the apartment is south facing as it will enjoy sun all day. The most coveted streets are Carrer Paris, Córsega and Rosselló after Rambla Catalunya, Enric Granados. Passeig de Gracia is possibly the most prestigious address one can boast in Eixample but is a luxury available only to a fortunate few.

International and national clients typically seek at least 2 bedrooms in their primary residence, pied-a-terre or future investment to rent in Eixample. There is no doubt that Eixample is a star location for international clients looking to buy real estate, usually seeking properties that are

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just a short walk away from the tourist sights, markets and the world famous 'Ramblas'. Here national clients are in the minority and tending to purchase property closer to Avinguda Diagonal.

Born

The trendy Born neighbourhood of Barcelona is widely considered to be the most charming area of Ciutat Vella. Its labyrinth of pedestrian streets with many bars, trendy restaurants and fashionable shops make it a fantastic place to live. What's more, it is very close to the Ciutadella Park and the beach but at the same time it borders the Eixample district. The typical property search in this area focuses on tastefully renovated apartments of approximately 120 m², preferably with original period features. Also available are properties that boast good sized terraces for outdoor dining and a surface area of 160 m² or more. The Born is a superb location for a pied-a-terre in the city or for investment.

Gracia

In the Gracia neighbourhood clients typically seek 2-bedroom apartments in stately buildings, ideally with a terrace and lift.

Gracia appeals equally to national and international clients, though the international buyers tend to be established residents that know the city well. Many are attracted to the bohemian and artistic vibe of Gracia and the ideal balance of proximity to the city centre and the smaller neighbourhood lifestyle offered here.

Our typical clients in Gracia include single professionals, students or young couples buying their first home, as well as investors looking to take advantage of the high rental yield in this area of the city.

The Gothic Quarter

In the Gothic quarter of Barcelona Old Town both newly renovated apartments and properties for the client to renovate themselves are in particular demand; the latter more commonly in the case of investors.

It is evident why Barcelona Old Town

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property is so popular: charming historical streets and buildings, excellent dining and endless independent boutiques, as well as the beach and the city centre on your doorstep and excellent public transport links around town. Our real estate in *el Gòtic* provides the opportunity to own a piece of Barcelona's history and enjoy an unbeatable central location in a landmark European city.

Sant Sever Apartments

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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
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