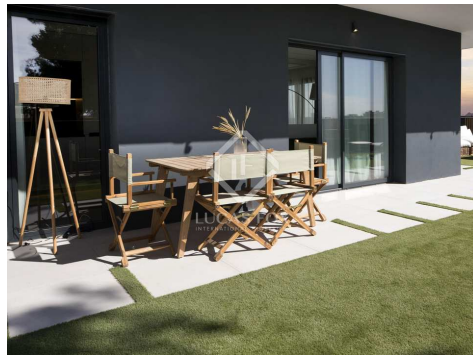


€520,000 Apartment - For sale

## New build 3 Bedroom apartment with 115m<sup>2</sup> terrace for sale in Esplugues, Barcelona

Spain » Barcelona » Esplugues de Llobregat » 08950

**3** Bedrooms    **2** Bathrooms    **63m<sup>2</sup>** Floorplan    **115m<sup>2</sup>** Terrace



Contact us today for more information or to arrange a viewing

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### OVERVIEW

**Fantastic exterior and bright apartment, new build from 2023, with 3 bedrooms, with large terraces of 32 m<sup>2</sup> on level and 83 m<sup>2</sup> on the roof, parking and storage room in a building for sale in a community with swimming pool, pickleball and gym in Esplugues.**

Exceptional new build property from 2023 with terrace for sale in Esplugues. This apartment is located in an exclusive new build development that offers excellent homes in Esplugues, very close to Barcelona, where residents can enjoy an incredible communal area, next to several parks and green areas.

The communal outdoor areas are secure and private. It has an exterior pool, solarium, relaxation area, green spaces, children's games, exterior gym and pickleball court. The indoor community area offers a fitness area, smart lockers, coworking room, multipurpose room and coliving space. In addition, it has a reception, ICD defibrillator, security cameras and the possibility of a concierge (yet to be determined). The complex consists of two residential blocks of four and five floors.

The property is distributed on one floor with a clear separation between the day area . It has a very functional and elegant current design. The luminosity and tranquility of its rooms, all exterior, stands out. In addition, the apartment offers exclusive amenities such as a large level terrace to provide a cozy chill-out area, three bedrooms and two bathrooms.

The apartment is accessed through a pleasant entrance hall that leads to a hallway. The open-plan day area with the living-dining room and the modern kitchen in light tones with Siemens appliances , paneled dishwasher, induction hob and hood, oven, microwave and refrigerator. The day area has access to the terrace. For its part, the living room area benefits from large balconies to enjoy the views and the sun and that access to the terrace. The night area is made up of two bedrooms and two bathrooms: an exterior single bedroom , a full bathroom and the elegant main bedroom with a wardrobe and full bathroom with shower. This apartment has a private terrace of 83 m<sup>2</sup> on the roof.



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Terrace, Swimming Pool, Gym, Concierge service, Lift, Wooden flooring, Padel court, Natural light, Parking, Wheelchair access, Views, Transport nearby, Storage room, Security, Open kitchen, New build, Near international schools, Heating, Gated Community, Exterior, Equipped Kitchen, Double glazing, City views, Chill out area, Built-in wardrobes, Air conditioning

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<b>3</b>	<b>2</b>	<b>63m<sup>2</sup></b>	<b>115m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Terrace

The property has hot-cold air conditioning through low-consumption ducts and temperature control in the living room, hot water through an aerothermics system, with an A energy rating, aluminum windows with Climalit glass and blackout curtains in all rooms, LED lighting, low consumption, slatted vinyl wooden floors and white lacquered doors.

A luxury property with a terrace ideal for families, with a communal area with a garden and pool and coworking, among other amenities. A parking space and storage room on the building are offered, not included in the price, starting at €29,000 in one of the best neighborhoods of Esplugues de Llobregat. Contact us to visit this luxury home.

Note: Prices do not include 10% VAT or 1.5% AJD. The purchase of a parking space and a storage room is mandatory.

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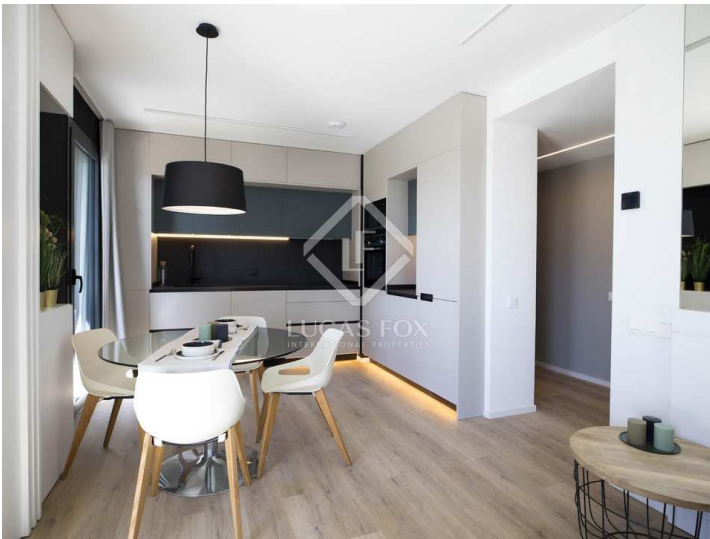
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