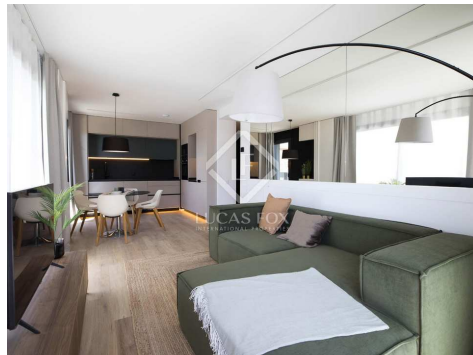


€490,000 Apartment - For sale

## New build 3 Bedroom apartment with 36m<sup>2</sup> terrace for sale in Esplugues, Barcelona

Spain » Barcelona » Esplugues de Llobregat » 08950

**3** Bedrooms    **2** Bathrooms    **78m<sup>2</sup>** Floorplan    **36m<sup>2</sup>** Terrace



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### OVERVIEW

**Fantastic new build apartment from 2023, all exterior, has 3 bedrooms, 2 bathrooms, very bright, large 36m<sup>2</sup> level terrace, parking spaces and storage room available on the building. Communal area with pool, pickleball, gym**

Exceptional new build property from 2023 with terrace (parking and a storage room on the building not included in the price). The property is developed on one floor with a clear separation between 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 for a cozy chill-out area, 3 bedrooms and two bathrooms.

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 safe and private, and have 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, multipurpose room and coliving. Reception and ICD defibrillator. In addition, the building has security cameras and the possibility of a concierge (yet to be determined). The complex consists of 2 residential blocks of 4 and 5 floors.

The apartment is accessed through a pleasant entrance hall, hallway to open concept day area with modern kitchen in light tones open to the dining room living room, Siemens appliances, paneled dishwasher, induction hob and hood, oven, microwave and refrigerator, it has access to the terrace. Dining room living room with large balconies to enjoy the views and the sun and access to the terrace. Night area consisting of 3 bedrooms and two bathrooms. Two individual bedrooms facing the exterior that share a full bathroom. The floor is completed by an elegant suite with a wardrobe and a full bathroom with a shower.

Hot-cold air conditioning through low-consumption ducts and temperature control in the living room, hot water through an aerothermics system, with energy rating A. Aluminum windows with double glazed glass and blackout curtains in all rooms. Low consumption LED luminaires. Slatted vinyl wooden floors. White lacquered doors.



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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>78m<sup>2</sup></b>	<b>36m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Terrace

A luxury property with a terrace ideal for families, a communal area with garden and pool, coworking, etc. and a parking space and storage room room on the building 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. Generic photos of the apartment shown on the ground floor not consistent with the apartment described.

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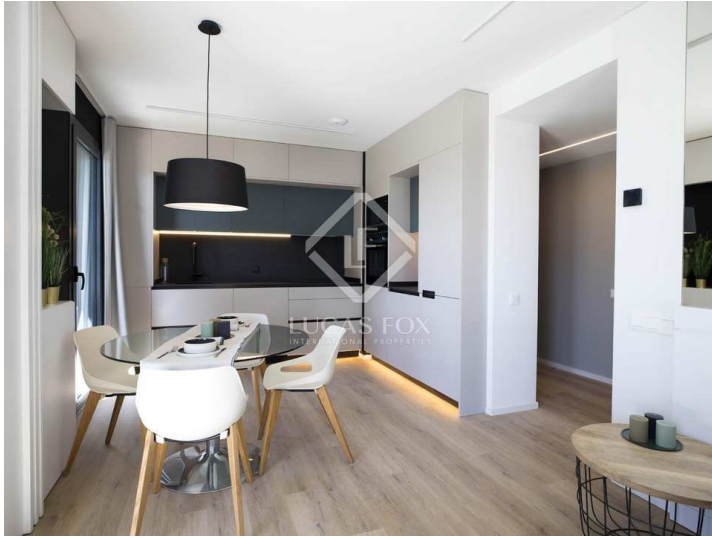


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