

€875,000 Apartment - For sale - New listing

## Apartment with 6m<sup>2</sup> terrace for sale in Sant Francesc, Valencia

Spain » Valencia » Valencia City » Sant Francesc »

237m<sup>2</sup>      6m<sup>2</sup>  
Floorplan    Terrace

New listing



Contact us today for more information or to arrange a viewing

+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain

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**A formidable property to be renovated in the centre of Valencia.**

Lucas Fox presents a large property where you can create your dream property in the centre of Valencia.

At the confluence of Avenida del Oeste and Plaza de San Agustín, a key location in the city due to its proximity to the Central Market, Town Hall Square, and the city's historic district.

The sunny southerly aspect of this apartment, along with its large exterior space, allows for plenty of natural light. Up to 10 large windows face the exterior, which improves the quality of sunlight and consequently saves energy.

It has a good covered terrace with access from the living room area and the views from it are interesting because in front of it there is a parish church that gives privacy to the property.

The building is stately and has a concierge service, elevator and service lift.

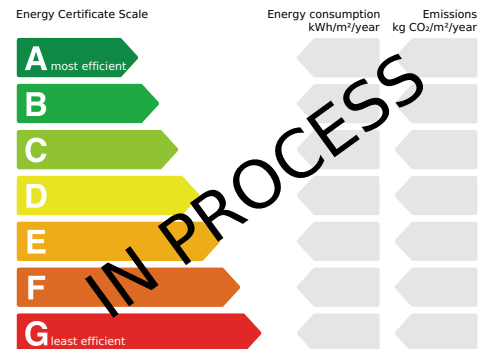
The rectangular layout, with its wide and generous geometry, allows the architect to shine and achieve a renovation with a spectacular result for the discerning client.

Currently, the area surrounding Avenida del Oeste and Plaza de San Agustín is undergoing a comprehensive renovation to pedestrianize the area, which will greatly enhance the area, adding value to the already formidable location due to its proximity to Plaza del Ayuntamiento and the Central Market.



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Concierge service, Wooden flooring,  
Natural light, To renovate, Service lift,  
Heating, Equipped Kitchen, City views,  
Balcony



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