

Eixample Dreta, Barcelona

REF. VB2205045-1

# Apartment with terrace for sale next to Passeig de Gràcia

## Features

- ✓ Views
- ✓ Heating
- ✓ AACC
- ✓ Terrace
- ✓ Lift
- ✓ Concierge

Price

**1,350,000 €**

Surface

**196 m<sup>2</sup>**

Bedrooms

**4**

Bathrooms

**3**



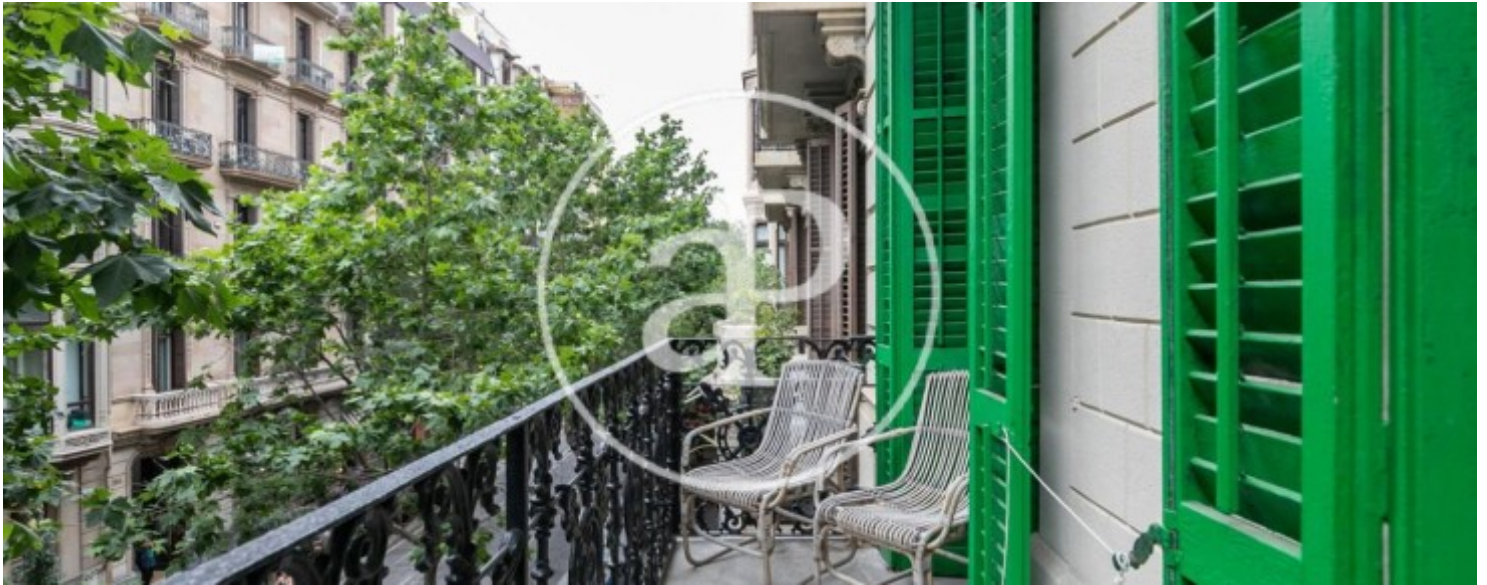
In an unbeatable location, in Provença street, next to Passeig de Gràcia and La Pedrera, on the second floor of a restored royal estate, we find this beautiful apartment with a large terrace and balcony, with many possibilities. The property has an area of 176m<sup>2</sup>, a balcony of 5m<sup>2</sup> overlooking Provença street and a magnificent terrace of 44 m<sup>2</sup>. Original carpentry, high ceilings, moldings and the possibility of recovering the original hydraulic floors. It currently consists of a living room with balcony at street level, four bedrooms (one en suite with dressing room, office and gallery with access to the terrace), kitchen, two bathrooms and a toilet. The property has concierge service and is perfectly located in the most prestigious area of Barcelona, surrounded by the most emblematic

buildings of the city, restaurants and stores. Magnificent opportunity to reform it or as an investment to segregate it into two floors.

**Contact us,**  
we will be happy to assist you,  
to offer you more details and information.

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For **more information** or  
to make an appointment

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