APROPERTIES
REAL ESTATE

Paseo de Gracia 85
08008 Barcelona
T. 93 528 89 08
www.aproperties.es

Eixample Dreta, Barcelona **REF. VB2609032**

Apartment for sale in Eixample

Features

- ✔ Views
- ✔ Heating
- ✔ AACC
- ✔ Lift

Surface
113 m²

Bedrooms
3

Bathrooms
2

Price
775,000 €



Set within an elegant finca regia with just one residence per floor, positioned between Enric Granados and Balmes streets, lies this unique home overlooking a beautiful, quiet Eixample interior courtyard (patio de manzana). A sanctuary of peace in the absolute heart of Barcelona. The home excels in preserving the timeless charm of classic Barcelonian architecture, showcasing soaring ceilings and authentic Catalan vaulting (bóveda catalana) that bring rich character and heritage to every room. The day area centers around a spacious southwest-facing living-dining room, an inviting, light-filled environment designed for daily living and entertaining. The enclosed gallery currently functions as a serene home office, which can easily be reopened to the elements if desired. Adjoining the living space is the recently renovated kitchen, offering the clear potential to open directly into the lounge for a seamless open-plan concept. A practical laundry utility space completes this area. The floor plan effortlessly separates the living and sleeping quarters. The night area features three bedrooms: two bright, exterior double bedrooms that share access to a private balcony. One of these suites includes an en-suite bathroom with a shower and a walk-in closet. The third bedroom is a single room offering endless versatility as a nursery, study, guest room, or secondary dressing area. A broad full bathroom...

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

APROPERTIES
REAL ESTATE

Paseo de Gracia 85
08008 Barcelona
T. 93 528 89 08
www.aproperties.es

Eixample Dreta, Barcelona **REF. VB2609032**









APROPERTIES
REAL ESTATE

Paseo de Gracia 85
08008 Barcelona
T. 93 528 89 08
www.aproperties.es

Eixample Dreta, Barcelona **REF. VB2609032**









APROPERTIES
REAL ESTATE

Paseo de Gracia 85
08008 Barcelona
T. 93 528 89 08
www.aproperties.es

Eixample Dreta, Barcelona **REF. VB2609032**









APROPERTIES
REAL ESTATE

Paseo de Gracia 85
08008 Barcelona
T. 93 528 89 08
www.aproperties.es

Eixample Dreta, Barcelona **REF. VB2609032**







The information about any property is not binding to any offer or contract. Any verbal or written declaration made by aProperties with regards to the value or condition of the property should not be considered accurate or factual. The pictures make reference to some parts of the property at the times that they were taken. The areas, dimensions and distances that are given are approximate and should be checked by the client. The images are computer generated and are just an approximate indication of the real appearance of the property; these may change at any time. The information with regards to the property may also change at any time.

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

apropertiesbarcelona@aproperties.es
Tel: 93 528 89 08
www.aproperties.es