



(El Putget i Farró)

Ref: ONB2403002



## Flat for sale in El Putxet

In one of the most sought-after areas of Barcelona, we find this 98 m<sup>2</sup> ground floor apartment, which combines design, comfort, and a privileged location. The property features two double bedrooms, one of them en suite with a private bathroom and direct access to a 15 m<sup>2</sup> terrace, perfect for relaxing outdoors. It also includes a versatile study, ideal as an office or reading area, and a second full bathroom. The spacious and bright living-dining room integrates with a fully equipped open-plan kitchen, with access to a balcony that provides even more light and ventilation. The finishes are high-end: natural oak parquet flooring, porcelain stoneware in the kitchen and bathrooms, marble countertops, and minimalist kitchen cabinetry with included appliances. Located in a refurbished building in El Putxet – Sant Gervasi, a quiet and elegant residential area surrounded by parks, cafés, restaurants, and all services, with excellent connections to the city centre. A property that offers the perfect balance between exclusivity, comfort, and quality of life.

Barcelona / El Putget i Farró

Unit bj 1  
Completion Q1 2024

### FEATURES

Surface 98 m<sup>2</sup> / 16 m<sup>2</sup> terrace  
3 Rooms  
2 Toilets

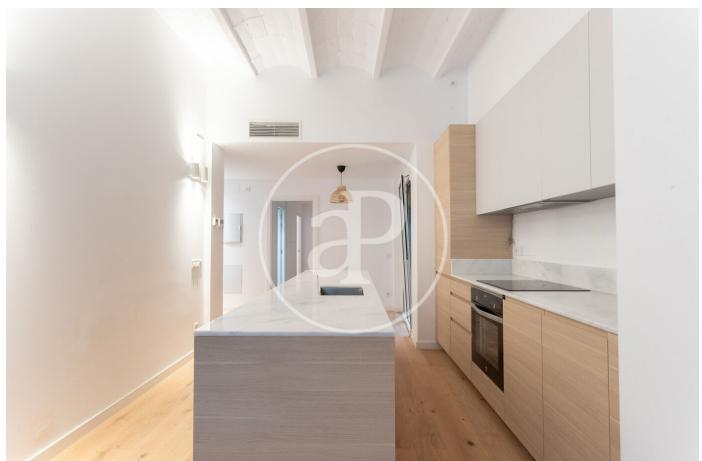
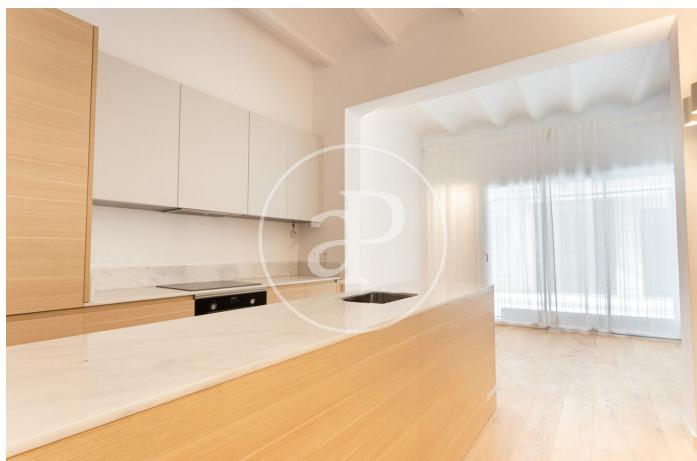
- ✓ Views
- ✓ Heating
- ✓ Terrace

Price 625,000 €



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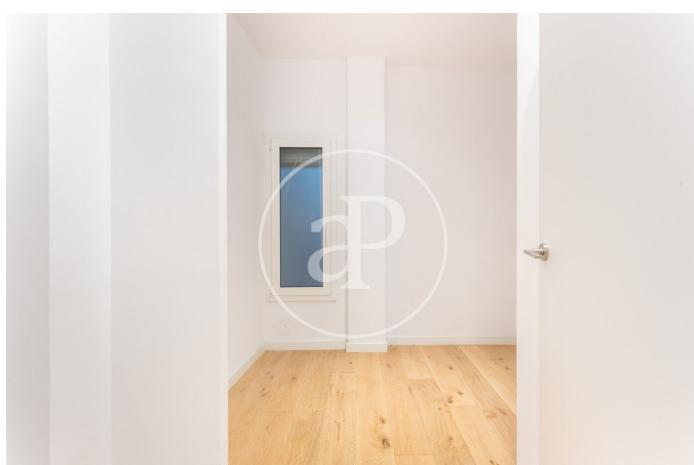
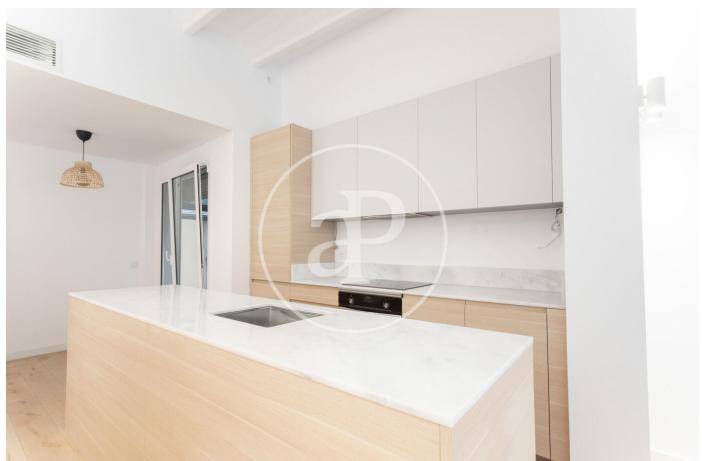
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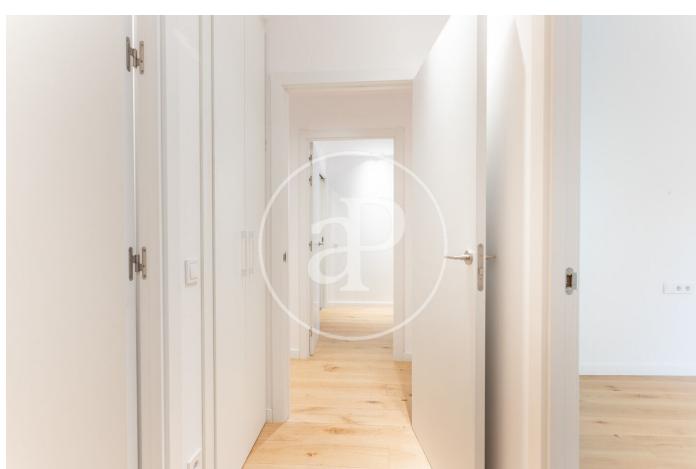
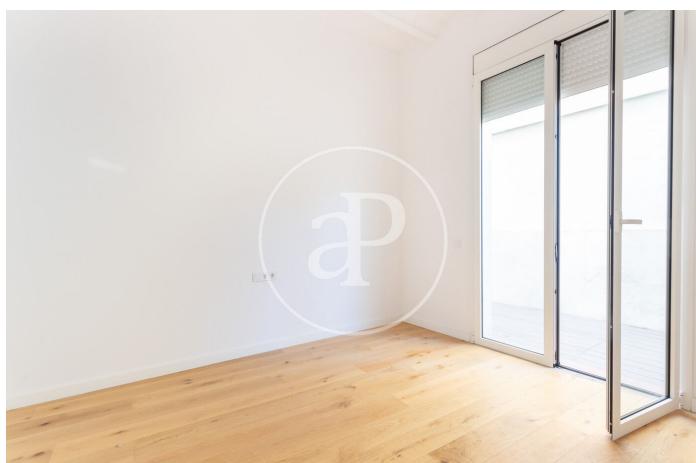
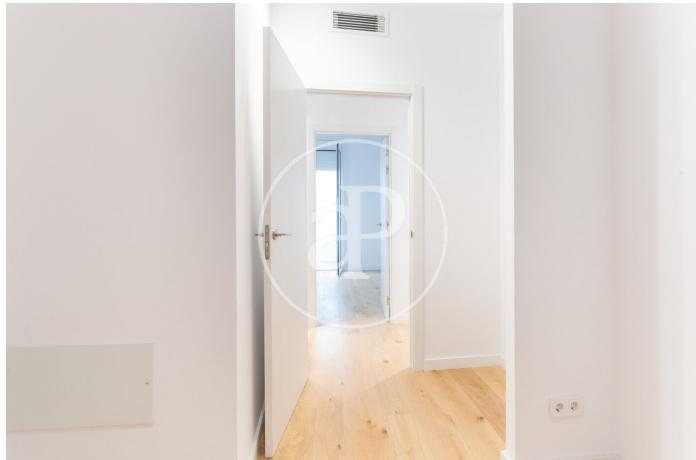
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