



DUPLEX PENTHOUSE FOR SALE IN NOVA ESQUERRA DE L'EIXAMPLE

L'Antiga Esquerra de l'Eixample / Barcelona

Price	€1,690,000
Sur. built	322 m ²
Sur. util	275 m ²
Bedrooms	6
Bathrooms	6
Energy classification	E
Energy performance index	125.00 kw h/m ² year
Emissions rating	E
Emissions	26.00 co/m ² year
Year of construction	1990
Floor	6

- ✓ Heating
- ✓ Lift
- ✓ Fireplace
- ✓ Parking
- ✓ Concierge
- ✓ Outside
- ✓ Mountain views
- ✓ Furnished
- ✓ Security
- ✓ Terrace
- ✓ Built in closets



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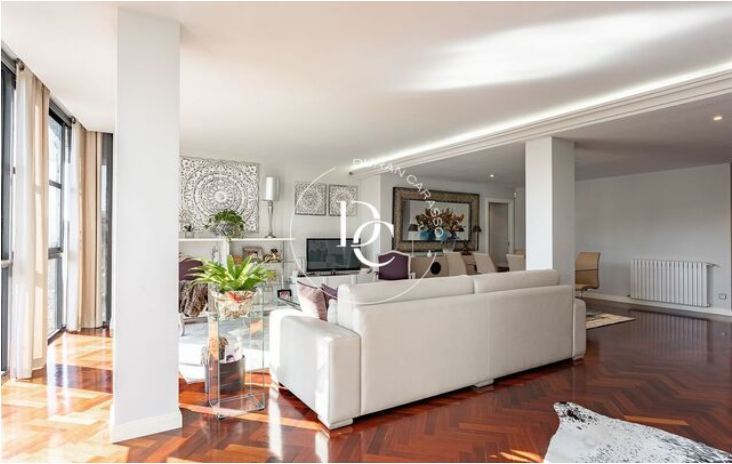
Exclusive property on Mallorca street, in La Nova Esquerra de l'Eixample, one of the most sought-after areas of Barcelona, with a perfect combination of residential tranquility and access to all services. It consists of two modern duplex penthouses, joined together to form a unique home of more than 300 m².

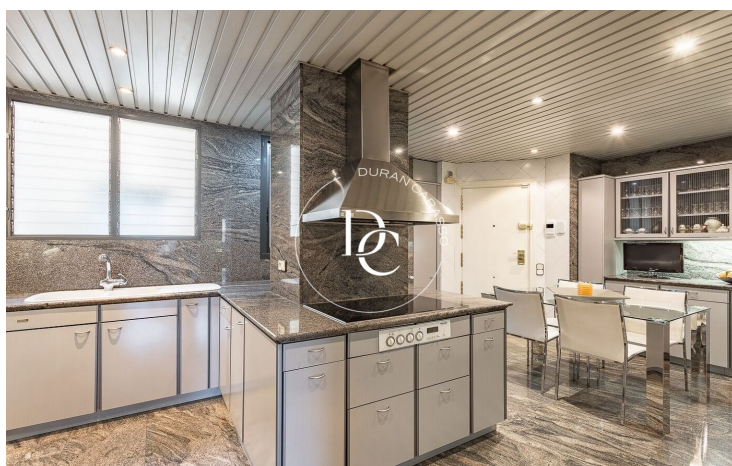
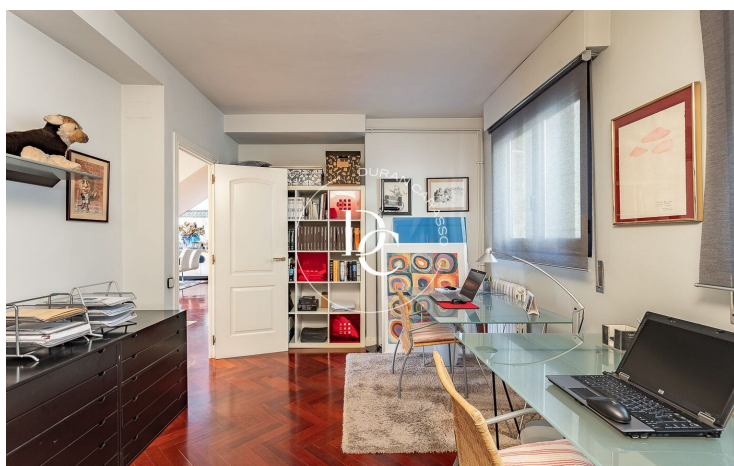
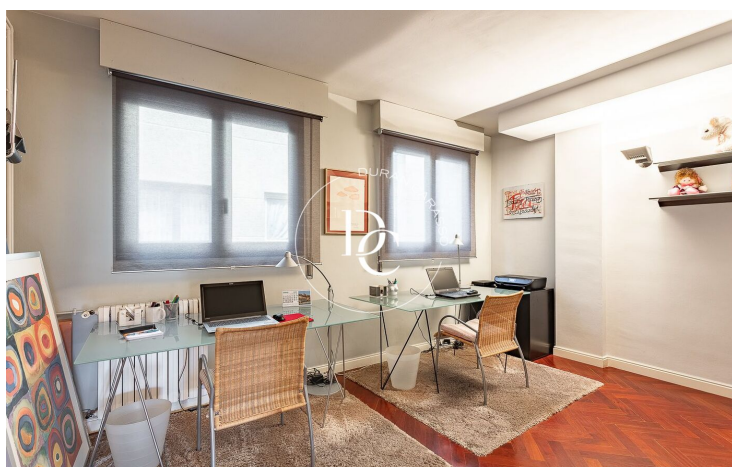
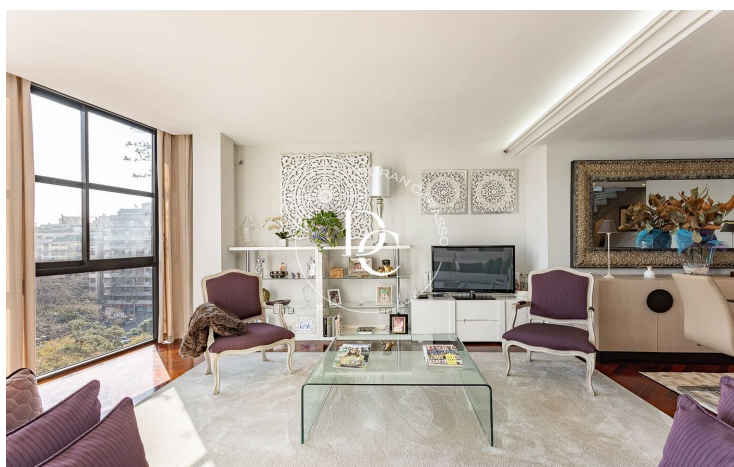
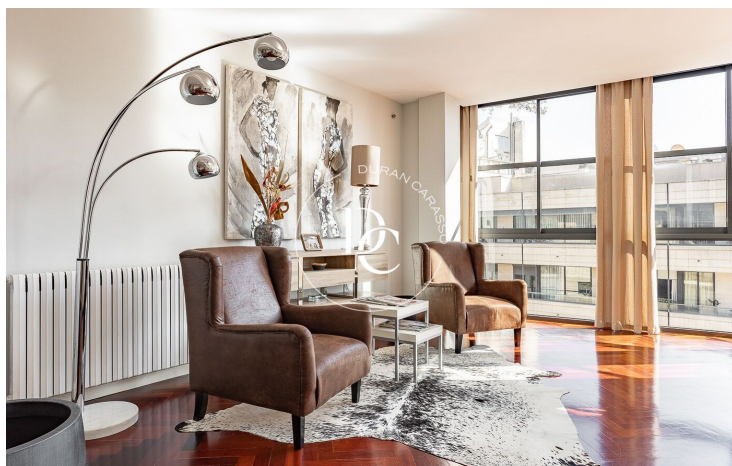
We enter the home through a large and generous hall around which the different rooms on the ground floor are distributed, such as a large and bright living-dining room of just over 60m² with floor-to-ceiling windows that flood the space with natural light. Large exterior kitchen with natural light fully equipped with high-end appliances. Two double bedrooms en suite with built-in wardrobes and a large bathroom. The kitchen with its independent entrance is the service area, with its bathroom. This spacious, exterior room is used as a laundry and ironing area.

On the upper floor, there is a large reading room or multipurpose room that gives access to two en-suite, exterior bedrooms. One of them is the master suite that has a spacious dressing room. The jewel of the property is its impressive terrace, with an area of more than 70 m², ideal for enjoying the Mediterranean climate. From the terraces you can contemplate panoramic views of the city. High ceilings, parquet floors, individual gas heating. The building has a lift, concierge, security systems and video surveillance. Two parking spaces on the property.

It is an ideal property for those looking for exclusivity, spaciousness and natural light in one of the best locations in Barcelona. You will find quick exit and access routes to get to any area and with very good public transport connections. It is a neighbourhood where you will find all kinds of services, shops and restaurants.

Vive donde mereces vivir.





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Contact us if you want more information or to arrange a viewing.