

FLAT FOR SALE PLAZA DE FRANCESC MACIÀ, BARCELONA

Sant Gervasi - Galvany / Barcelona

Price	€1,100,000	✓ Air conditioning	✓ Heating
Sur. built	171 m ²	✓ Views	✓ Lift
Sur. util	158 m ²	✓ Terrace	✓ Balcony
Bedrooms	3	✓ Built in closets	
Bathrooms	3		
Energy classification	D		
Energy performance index	95.00 kw h/m ² year		
Emissions rating	D		
Emissions	20.00 co/m ² year		
Year of construction	1942		
Floor	3		



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Located in a classic finca, on the 5th real floor, this spectacular property has been refurbished with high quality materials, following a contemporary design project that combines elegance and functionality.

The refurbishment includes wooden parquet floors and natural Italian marble in the kitchen, creating a sophisticated and welcoming atmosphere. Porcelain floors in the bathrooms add an extra sense of luxury.

We are welcomed by a space with reconstituted hydraulic floors that distributes the day and night areas. The strong point of this property is its incredible open plan kitchen which allows for a fluid and luminous ambience, while the living room is spacious and exterior, south facing, which guarantees abundant natural light throughout the day, especially at midday. Adjacent to the living room there is a room designed for an office, TV area or 4th bedroom, which can be easily integrated into the living room, with the possibility of incorporating it completely by removing the current doors.

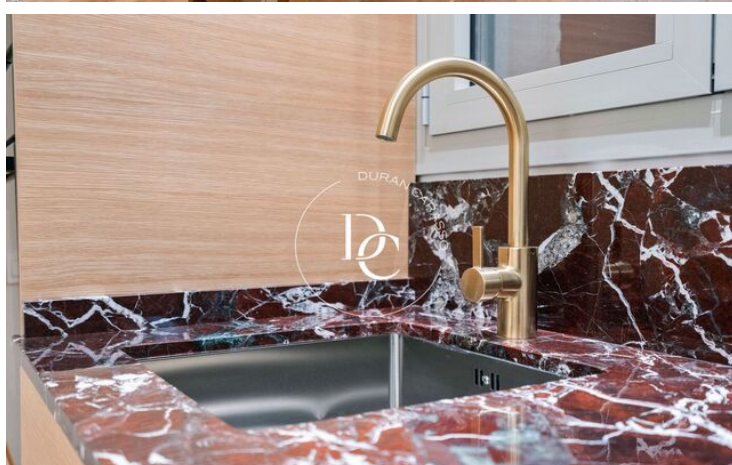
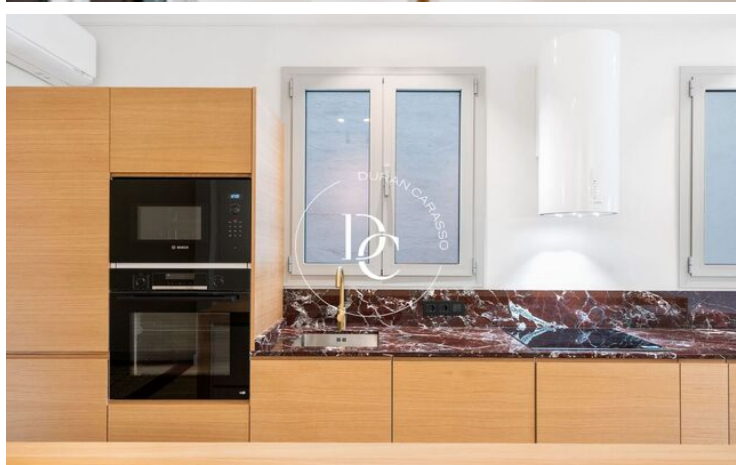
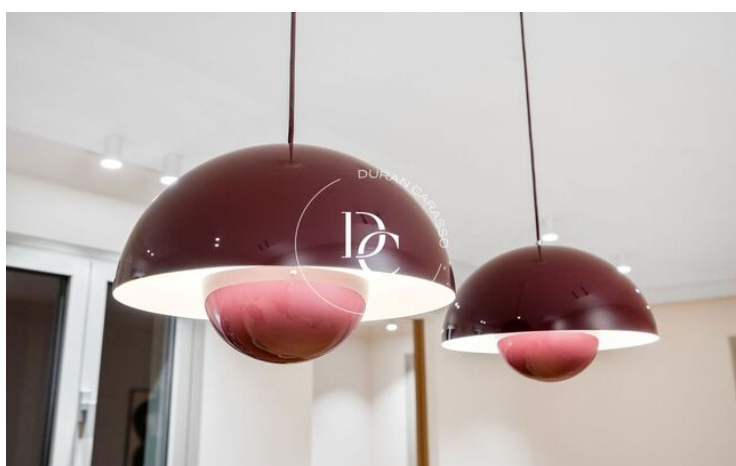
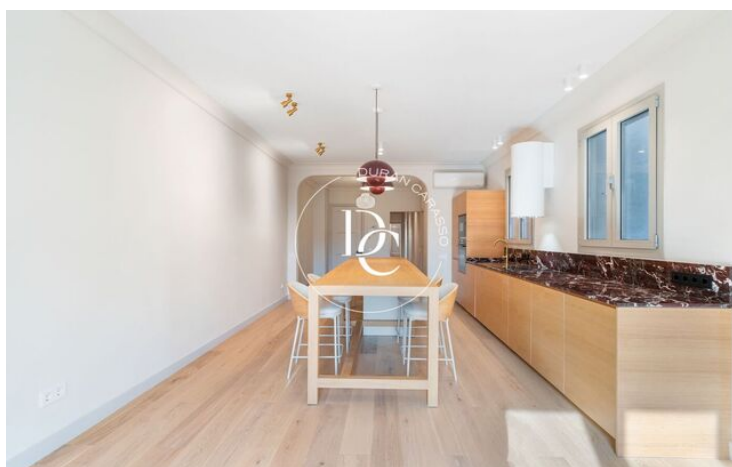
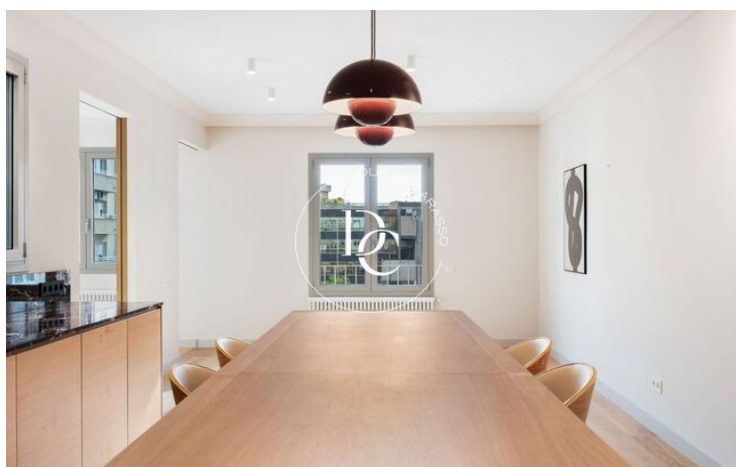
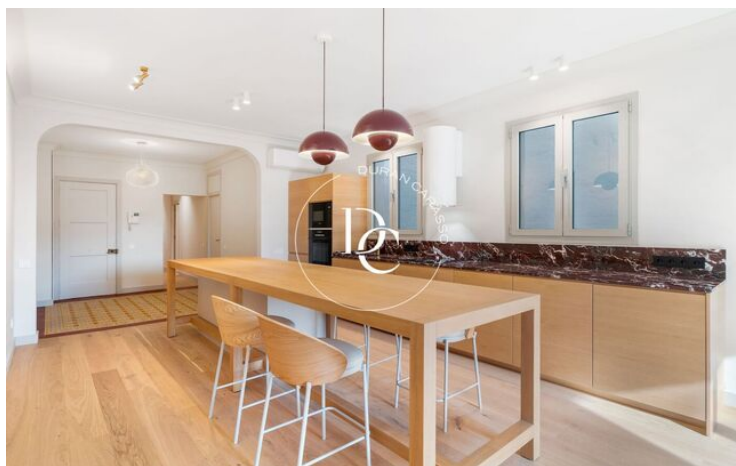
The night area has 3 spacious bedrooms. The master bedroom is en suite, providing a private and comfortable space. The second double bedroom is also located outside and has a balcony with views of Avenida Sarrià, a unique detail to enjoy the surroundings. The third double bedroom has a built-in wardrobe and a comfortable dressing room located in the corridor of distribution gives support to the storage of the night area.

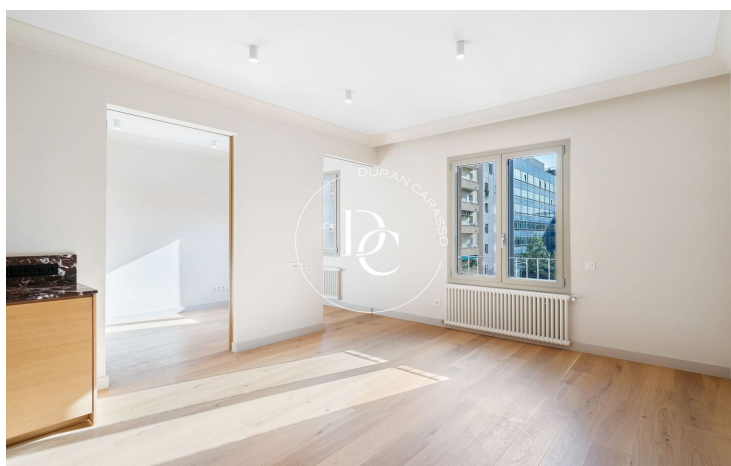
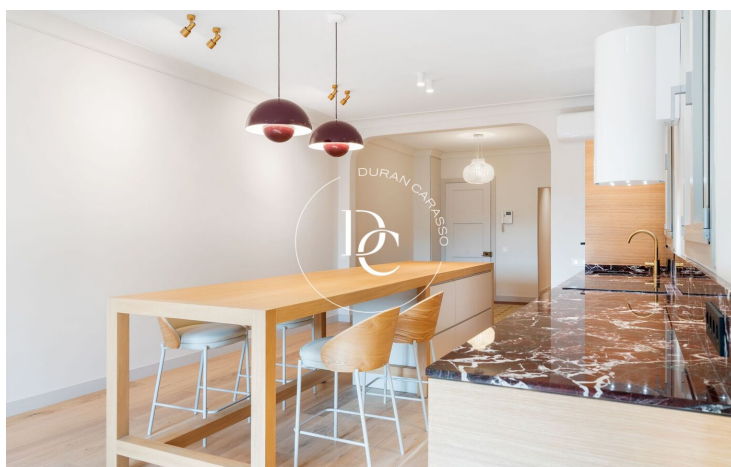
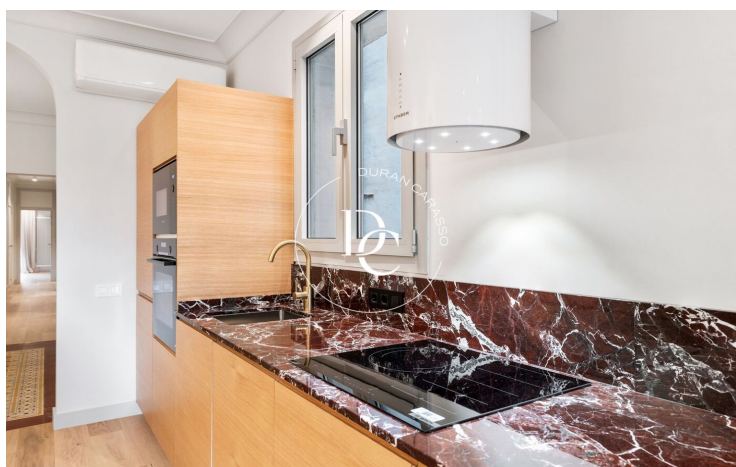
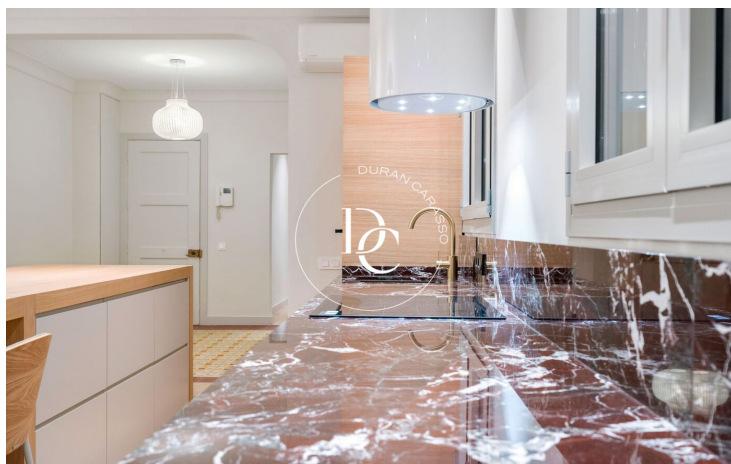
The property has 2 complete bathrooms and an additional toilet, offering maximum comfort. The water area is located in the inner courtyard.

Unbeatable location: The property is located in one of the most sought-after areas of Barcelona, next to Plaça Francesc Macià and Avenida Diagonal, surrounded by all the services you need, such as leisure areas, restaurants, parks and gardens. Its excellent connection with public transport makes getting around the city quick and easy.

A unique opportunity to acquire a high-level property in one of the best locations in the city.

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