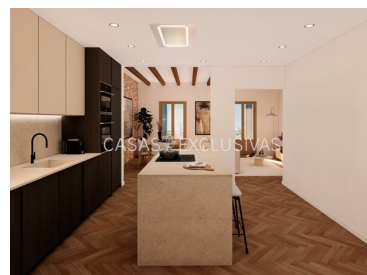




Barcelona - Apartment



 3
Bedrooms

 2
Bathrooms

 93
Area (m²)

839 000 €
(EUR €)

Exclusive Renovated Apartment in a Historic Building in the Heart of Eixample: barcelona

Exclusive Renovated Apartment in a Historic Building in the Heart of Eixample

Located in the prestigious *Quadrat d'Or* of **La Dreta de l'Eixample**, this magnificent renovated apartment seamlessly blends the character and elegance of a **historic 1870 building** with the comfort and style of a contemporary home.

With a **built surface of 93 m²** (83 m² usable), the property is situated on the **fifth real floor** of a

T +34 626089721 · E info@casas-exclusivas.com
Provenza 264 2º. 08008 Barcelona

¹ (Call to national fixed network) | ² (Call to national mobile network)



building with an elevator and enjoys an excellent **southeast orientation**, providing **natural light throughout the day** and **open views** from two charming balconies and a 4 m² terrace.

The **spacious living-dining room** is perfectly integrated with a **fully equipped designer kitchen**, creating a welcoming and functional space ideal for sharing unforgettable moments with family and friends.

The apartment offers **three bedrooms**:

- A **master suite** with a private bathroom and access to the exterior.
- A **second double bedroom**, also with exterior access.
- A **single bedroom**, perfect for a home office or flexible use.

The property features **two full bathrooms**, elegantly finished with high-quality materials and a refined design.

Additional Highlights:

- Natural wood parquet flooring
- Custom built-in wardrobes
- Ducted air conditioning and heating system
- High-performance exterior carpentry for thermal and acoustic insulation
- Comprehensive renovation with meticulous attention to detail

Located in one of **Barcelona's most sought-after areas**, this apartment offers the perfect balance of **historic charm, contemporary design, and everyday functionality**, with unbeatable access to shops, schools, restaurants, and excellent public transportation connections.

General Conditions

The information provided is based on data supplied by third parties and is offered for informational purposes only. It is believed to be accurate, although it may be subject to errors, omissions, price changes, and/or withdrawal from the market without prior notice. Applicable taxes on the transaction (such as ITP, VAT, AJD), as well as notary and land registry fees, will be borne by the buyer.



Property Features

- Heating
- Fitted wardrobes
- Home automation pre installation
- Proximity: Airport, Beach, Shopping, Restaurants, City, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Built year: 1870
- Views: City view
- Double glazing
- Walking distance to beach
- Energetic certification: E
- Balcony
- Balcony (m2): 4
- Air conditioning
- Equipped kitchen
- Alarm pre installation
- Terrace
- Floors: 6
- Lift
- Main drainage
- Quiet Location
- Solar orientation: South, East
- Renovation year: 2025

T +34 626089721 · E info@casas-exclusivas.com
Provenza 264 2º. 08008 Barcelona

¹ (Call to national fixed network) | ² (Call to national mobile network)