



BARCELONA - ANTIGA ESQUERRA DE L'EIXAMPLE - FLAT 123 M2 - 2 BEDROOMS



SELLING PRICE : 6 800 €

CONTACT : ALEXANDRE DELACHARLERIE - MOBILE PHONE +34 938 29 80 05

EMAIL : A.DELACHARLERIE@BARNES-INTERNATIONAL.COM

CARRER DEL MESTRE NICOLAU, 2
08021 BARCELONA



PHONE : +34 938 29 80 05
BARCELONA@BARNES-INTERNATIONAL.COM

NON-CONTRACTUAL INFORMATION

PARIS - GENEVA - LONDON - MOSCOW - NEW YORK - MIAMI - ST BARTH - DEAUVILLE - BASQUE COAST - FRENCH COUNTRYSIDE -
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DESCRIPTION

<p>TEMPORARY RENTAL AVAILABLE FROM MAY TO NOVEMBER 2024, with possibility of extending.</p>

<p>Located in the heart of l'Eixample, just a 15-minute walk from Paseo de Gracia and avenue Diagonal, this remarkable Triplex Penthouse boasts an exquisite blend of luxury and comfort. A true gem in the urban landscape, this property comprises over 123m² of thoughtfully designed living space, offering a perfect fusion of modern aesthetics and functionality.</p>

<p>The apartment is intelligently designed, with 62m² on the 4th floor and an additional 61m² on the 5th floor, and 55m² of terrace on the 6th floor.</p>

<p>The highlight of this residence is undoubtedly the private terrace and pool, providing a serene retreat with stunning city views. On the top level, it boasts a pool equipped with massage and counter-current features, a summer kitchen complete with an electric barbecue, and a sizable awning ensuring enjoyment of the terrace in various conditions.</p>

<p>We access the property via the 5th floor, which is the main level. It features a spacious living and dining area that opens up to a large 7m² balcony overlooking the inner courtyard. The open kitchen is a culinary heaven, furnished with top-of-the-line Gaggenau appliances, including an oven, microwave, induction cooktop, teppanyaki grill, refrigerator, dishwasher, and a wine cellar. Additionally, on this level, there are guest toilets and a service area equipped with Miele washing machine and dryer.</p>

<p>In the night zone located on the 4th floor, the living experience is elevated by two double bedrooms, each equipped with its own en-suite bathroom. The master suite stands out with its access to a well-lit 7m² balcony overlooking the inner courtyard, along with an attached office. The guest room can also be equipped with a double bed (on request) and opens onto a bright patio.</p>

<p>Immersed in tranquility, this interior-island apartment shields residents from external noise, providing a peaceful sanctuary. Enjoy optimal sunlight throughout the day and into the evening, thanks to its southwest orientation. Cross ventilation is a possibility, enhancing the overall living experience. Adding to the ambiance are two bioethanol fireplaces, creating a warm and inviting atmosphere in the living room and the master suite. Additional amenities feature Gutmann hood, and Mitsubishi air conditioning with aerothermal technology. You can also opt for air or underfloor heating to tailor your comfort.</p>

<p>This exclusive residence is part of a small community with only nine neighbors, ensuring a sense of privacy and exclusivity.</p>

<p>Access to the terrace is effortless, facilitated by both an elevator and a communal staircase, with only one floor to traverse. Immerse yourself in the epitome of sophisticated urban living, where meticulous design meets unparalleled comfort. Welcome to a residence that transcends the ordinary, offering a lifestyle defined by elegance and modernity.</p>

<p>Parking convenience is assured with the availability of dedicated spaces for both a car and a motorcycle.</p>

CARACTÉRISTIQUES

Type of property :	Flat	Fees :	-	Surface :	124 m ²
Land area (m2) :	-	Bedrooms :	2	Annual charges :	-
Balcony Surface :	-	Elevator :	Yes	Swimming pool :	No
Energy consumption level :	A	Energy consumption :	kWh/m ² 23.00	Gaz consumption :	kg éqCO ₂ /m ² 5.0 0
Number of lots :	-				

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