



Residential real estate / Flats and apartments / Barcelona

## Apartment in Barcelona

Barcelona

1250000 €

REF  
BCN113

AREA  
152 m2

BATHROOMS  
3

ROOMS  
3



[VIEW ON WEBSITE](#)

# Apartment in Barcelona

Apartment with Impeccable Renovation near Francesc Macià and Avenida Diagonal

## Key Advantages:

- Located just 30 meters from Avenida Diagonal and steps from Francesc Macià Square. This area offers the perfect balance for those who value both proximity to Barcelona's business hub and its cultural life.
- Iconic Barcelona architecture (finca regia).
- Living-dining room with a vaulted bóveda catalana ceiling — an authentic feature of Catalan architecture.
- Quiet, tree-lined street with several underground parking garages nearby.
- Full 2024 renovation with energy-efficient systems, designer finishes, and move-in readiness.

## Main Features:

- Built area: 152.3 m<sup>2</sup>, usable: 140.7 m<sup>2</sup>
- Master suite (15.5 m<sup>2</sup>) with walk-in closet (6 m<sup>2</sup>) and bathroom (6 m<sup>2</sup>)
- 2 additional bedrooms (13.9 m<sup>2</sup> and 11.6 m<sup>2</sup>)
- Study (5.9 m<sup>2</sup>) — ideal for a home office
- 2 full bathrooms + 1 guest powder room
- Spacious living room of 31.7 m<sup>2</sup>
- Santos kitchen 14.2 m<sup>2</sup>, fully equipped with Siemens appliances (induction, oven, microwave, refrigerator, dishwasher, extractor hood) and a Siemens wine cooler for 44 bottles
- Separate laundry area (3.5 m<sup>2</sup>)
- Entrance hall of 9.4 m<sup>2</sup> with storage space

## Interior & Technology:

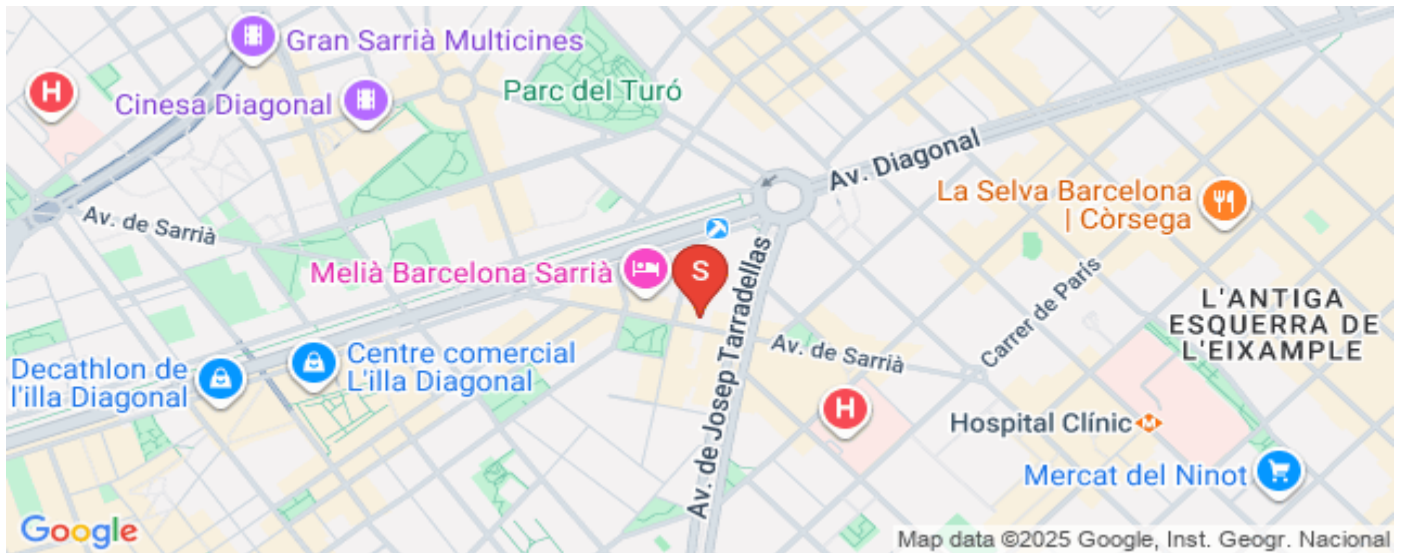
- Flooring: wide-plank oak laminate and large-format Verse Crema 75x75 cm porcelain stoneware with microcement effect
- Decorative ceiling moldings and medallions, integrated LED lighting (including lighting for the bóveda catalana)
- Sliding partitions between kitchen and living room made of aluminum and iron with glass inserts, finished in matte black
- Minimalist Kline windows in white (RAL 9016), double glazing with argon for improved thermal and acoustic insulation
- Bathrooms: resin shower trays, suspended white sanitaryware, built-in mixers and fixtures in matte black
- Individual heating via aluminum radiators, domestic hot water from a gas boiler
- Ducted heating and cooling through a high-efficiency heat pump system (two independent zones)
- Fully ready to move in — saving you approximately one year of renovation work, as well as considerable effort and energy

We will be delighted to arrange a private viewing at the time most convenient for you — even right away.



VISIT WEBSITE



















Ronda Sant Pere 21, 1/3, Plaza Urquinaona), Barcelona, 08010  
+34 932 205 680

Avinguda Vila de Blanes 135, local 4, Lloret del Mar, 17310  
+34 872 585 017

[office@estate-barcelona.com](mailto:office@estate-barcelona.com)



VISIT WEBSITE

