BCN addict
BOUTIQUE PROPERTIES

# BOUTIQUE NEW DEVELOPMENT IN A BEAUTIFULLY REHABILITATED 1879 BUILDING, FEATURING JUST THREE EXCLUSIVE RESIDENCES

Located in the highly desirable Sant Gervasi – El Putxet district, this stylish ground floor residence sits on a quiet residential street and enjoys direct access from the street, enhancing its sense of independence and privacy. This unit is clearly the gem of the project, offering a house-like feel thanks to its separate entrance and an exceptional garden/terrace on the same level — a true extension of the living space. Uniquely private, it combines rare seclusion with abundant natural light. Inside, the apartment features a modern open-plan layout, where the kitchen, living, and dining areas flow seamlessly together. An expansive floor-to-ceiling, wall-to-wall window-door opens directly onto a spacious 38 m² landscaped garden/terrace, creating a visual and spatial connection...

**2 Rooms · 94 m² · 685 000 €**

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| REF: | R-566 |
| Year of construction | 1879 |
| Bedrooms | 2 |
| Toilettes | 3 |
| Terrace sqm | 38 |
| Heating | Electric heating |
| Condition | Excellent |
| Floor Type | Mix Wooden - Original |
| Ceiling Type | Beams |

**Equipments**

Air Conditionning - Security System - Fitted Wardrobes - Heating - Built-In Kitchen - Exterior - Jacuzzi - Lavadero - Patio - Rehabilitacion_Integral - Terrace - Trastero

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