



house for sale Gracia



ChicRoom Properties is truly proud to offer you this wonderful house for sale in Gracia located in a quiet street in one of the most popular neighbourhoods of Barcelona with its welcoming atmosphere of a village within the city with its narrow streets and low buildings.

The 589-m2 property is divided in five spacious floors with ample rooms, which is ideal for a big family looking for living in a stylish and comfortable dwelling. On the ground floor, as soon as you enter the beautiful entrance hall you will be amazed by the splendour of the house. Following the corridor, you will discover the sizeable modern kitchen with a dining area, numerous storage cabinets and top-quality household appliances. At the end of the corridor, you will find the huge and bright living-dining room with its original arch and a conservatory. From there, you could access the main 35-m2 terrace with its private backyard, a swimming pool surrounded by a wooden deck and a porch. There is also a small basement with a bathroom that can be used as a storage room and a wine cellar.

To access the next floors, you could use the white marble stairs or the private lift. The first floor contains one huge double bedroom with a big dressing room and a direct way into a terrace. The en-suite bathroom is complete with a hydromassage bathtub and shower. The three other double bedrooms are on the second floor and one of them could be used as a library or a second living room due to its significant size. There is also a similar complete bathroom as the previous one. The last floor has a single bedroom with an en-suite small bathroom, a laundry room and two 20-m2 terraces on each side.

The property has a heating system that works with natural gas. There is a 500-litre boiler with thermo accumulator for sanitary water and a complete air conditioning installation. For greater security, the whole house has mesh grills, a video intercom, an alarm system and motorised blinds with safety slats. The carpentry is made of matt bronze aluminium

LOCATION

PROPERTY TYPE

FEATURES

Contact us today for more information or to arrange a viewing

+34 933 682 107 - info@chicroomproperties.com - www.chicroomproperties.com

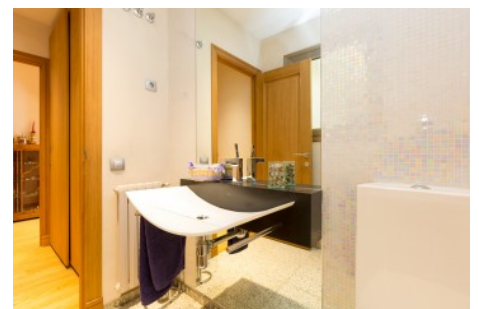
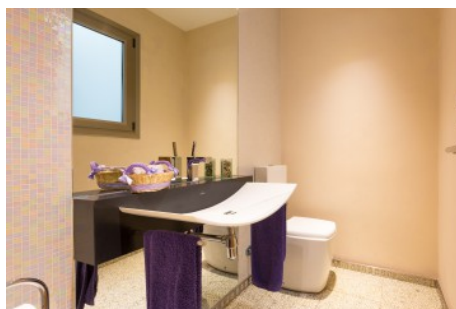
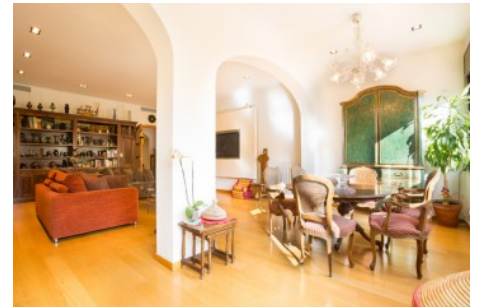
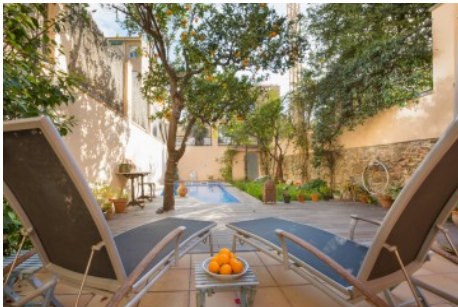


with double glazing. There are solid parquet floors with the exception of bathrooms, kitchen, porch and 3rd floor with ceramic floors. The interior doors are made of oak.

The house is situated in an ideal location in the heart of Barcelona. It is located in a semi-pedestrian street in a very quiet neighbourhood close to all sorts of services, schools, hospitals and shops. You could walk to Parc Guell in 10 minutes and buses and metros could take you anywhere around the city.

If you think that this luxurious house for sale in Gracia could suit you to be your future dwelling, contact us now in order to organise a visit as soon as possible.

See more information about this property on our website.



1. Particulars: Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Chicroom Barcelona in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Chicroom Barcelona nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior to the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. 2. Photos etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only and should be checked by the purchaser. Any computer generated image gives only an indication as to how the property may look and this may change at any time. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. Information on the web-site about a property is liable to be changed at any time.

Contact us today for more information or to arrange a viewing

+34 933 682 107 - info@chicroomproperties.com - www.chicroomproperties.com