



REF: GVAVA337

## **Spacious and bright first floor design, in one of the best areas and in front of the CAP of Sarrià**

Barcelona, Sarrià - sant gervasi

Spacious and bright first floor design, in one of the best areas and in front of the CAP of Sarrià, with the best qualities. The house has parking and storage room, something highly valued in a city where space is limited.

Upon entering the house, we find a hallway that divides the house into two areas. In the first area, we have a spacious living room, an open kitchen fully equipped with high-end appliances and a suite with a large bathroom.

The second area of the house is distributed in a single bedroom and a second bathroom, all with high quality finishes. In addition, the house has air conditioning and ducted heating throughout the apartment, with a wall thermostat to adjust the temperature to your liking at any time of the day.

The property also has an electric boiler for hot water, fitted closets, parquet floors, aluminum enclosure and pre-installation of alarm, to ensure safety and comfort at all times.

An added value of this property is its parking and storage room, both included in the rental price. Access to the parking is through an elevator with security code, which guarantees privacy and tranquility for the owners.

In short, this is a unique opportunity to live in a privileged area of Sarrià, in a high quality home with all the amenities you may need. Do not miss the opportunity to visit this spectacular property.

If you want to be the privileged one to enjoy this unique piece call us or send us a WhatsApp or call us at 681162903.

## Data sheet

### Distribution

- Surface 70m2
- 2 rooms
- 2 baths
- Good condition

### Characteristics

- Air conditioning
- Storage room
- All exterior
- Energy rating: E

### Additional Data

### Global terms

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#### Map:

<https://www.google.com/maps/@41.4008,2.12238,16z?hl=en>

#### Link:

<https://www.gloverbarcelona.com/en/properties/barcelona-sarria-sant-gervasi-spacious-and-bright-first-floor-design-one-best-areas-and-front-cap-sarria-619>











