



AINMO VIDA NOVA REAL ESTATE

CoWorkings Barcelona y Garraf
Barcelona

phone: 633977766
e-mail: barcelonainvestments@gmail.com

reference: 15-YYY

property type: flat

sale/rent: for sale

price: 498.000 €

condition: new



address: Portaferrissa

Nº: 3floor: 1

town: Barcelona

province: Barcelona

postal code: 8002

zone: Barri Gòtic



sqm built: 85
living area: 75
plot sq.meters: 0
sqm terrace: 7
bedrooms: 2
bathrooms: 1
toilets: 0
cupboards: 0

elevator: yes
swimming pool: no
garages: 0
terraces: 1
storage room: no
garden: no
courtyard: no
furnished: no

floor: Hidráulico
air conditioner:
hot water: individual
fuel:
orientation: northwest
antiquity: 1800
outward/inward: outward
community fees/month: 100

description:

Magnificent apartment with unique features in monument building in the Gothic Quarter

This apartment is truly an outstanding piece of art and history of Barcelona.

Located in the heart of the Gothic Quarter, in Calle Portaferrissa, one minute walk from the Ramblas and 5 minutes from Plaza Catalunya and the Gothic Cathedral Square, the flat is close to all the landmarks and amenities of the historical city centre.

The building is classified as one of the monuments of the Gothic Quarter. Its fascinating history is still visible in the carvings and the decorations of its walls.

The flat itself is a testimony of the long heritage of the building, which construction dates back in 1459.

The entrance of the building is located in a side gated street, only accessible to residents, with no vehicles or passers-by, which guarantees total privacy and tranquility.

Two units are available for sale. The renovation project involved the split of a large flat into two separate apartments.

The apartment is on the second floor. The building has a lift.

The ceilings are 4.8 m high, and the windows reach a height of 3.20 m, which guarantees plenty of natural light as all the rooms have exterior windows.

The property has undergone a complete renovation of very high quality that has taken care of saving and recovering all the original and historic features of the flat. The works have been approved and validated by the Heritage Department of Barcelona.

The apartment features beautiful painted ceilings, perfectly preserved. They are highlighted by an LED lightning system installed to showcase their splendour.

All the floors are hydraulic, with original tiles entirely restored by hand.

Portions of the original brick and stone walls have been exposed to bring more design and added charm to the unit.

All doors are solid wood and are original. They were saved, repaired and restored during several months of work. The same restoration was carried out with the windows, which have been all equipped with double glazing.

This incredible historical value and charm are perfectly mixed with modern technology and comfort, to provide an ideal environment where it is exciting to live surrounded by history and art, while relaxing in recent installations, and finally enjoying the pleasure of living in it.

The open-plan kitchen is integrated and fully equipped with oven, microwave oven, and dishwasher. Its bar is big enough to be comfortable, pleasant and perfect for eating or working under its own lightning.

The bathroom has a spacious walk-in shower with hydromassage column, and built-in shelves.

The two double bedrooms can accommodate a king-size bed or a queen size double bed. Both rooms provide enough space to install wardrobes.

There is a very convenient and high storeroom with connection for the washing machine and space for storage facilities.

The lounge features a beautiful window on one of the carvings of the building façade.

The living-room gives access to a beautiful private terrace of around 8 m2. The terrace gives to the private street and it is very quiet. It represents the ideal outdoor space to enjoy all year long to relax or dine.

The two bedrooms give to the private street too, and are therefore extremely quiet.

All the installations are new, including an individual and reversible air conditioning system, by conduct, which ensures an ideal and pleasant ambient temperature all year long, in all the rooms.

The value, the historical and artistic features, and the quality of this apartment are rare and truly unique. Contact us if you wish to receive more information on its history and any other detail of this property that will not fail to seduce even the most demanding customers.
