

Office for Rent in 22@

Ref. AOB2502005

Barcelona / 22@

- ✓ Concierge
- ✓ A/C
- ✓ Heating
- ✓ Condition: Very good
- ✓ Terrace



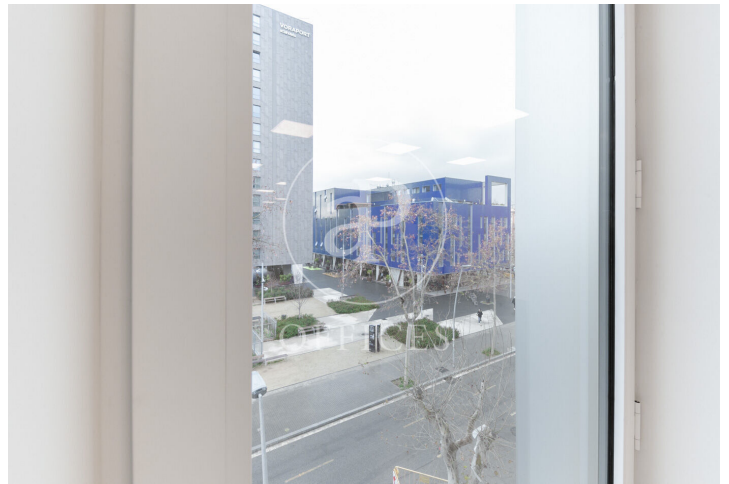
25,031 € | 1,192 m<sup>2</sup>

Located in a corporate building with a contemporary design, this 2nd-floor office offers a spacious 1,191.96 m<sup>2</sup> area, ideal for companies seeking a professional, efficient, and flexible workspace. Space Features: Open-plan layout, adaptable to any business configuration. Excellent natural lighting thanks to large windows. False ceiling with integrated LED lighting and a free height of 3.30 meters. Raised technical flooring to facilitate electrical and telecom installations. Heating and cooling system ensuring year-round thermal comfort. Pre-installed electrical, telephone, and IT wiring. Efficient waste management, promoting a sustainable work environment. LEED Gold certification, ensuring energy efficiency and sustainability. Located in Llacuna, Barcelona, in a rapidly growing business district with excellent public transport connections: Metro: L4 (Llacuna). Tram: T4, T5, T6. Buses: 6, 136, B20, B25, H16, V27. Quick car access via Av. Diagonal. The airport is just 20 minutes away.









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Contact us today for more information or to arrange a viewing

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