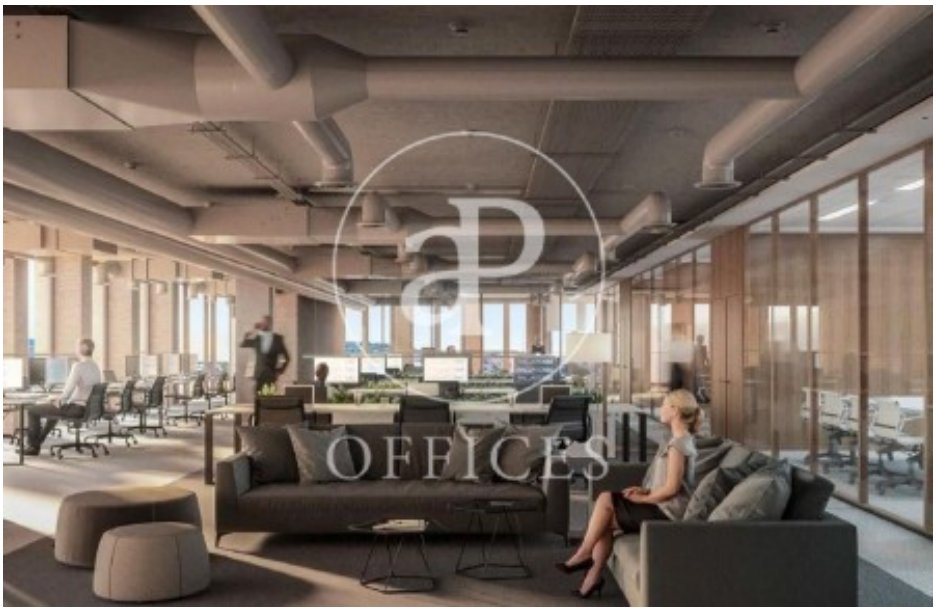
APROPERTIES OFFICES
Paseo de Gracia 85, 8ª planta 93 528 89 08 www.aoficinas.es

Office for rent in 22@ (Barcelona city)

Ref. AOB2008019

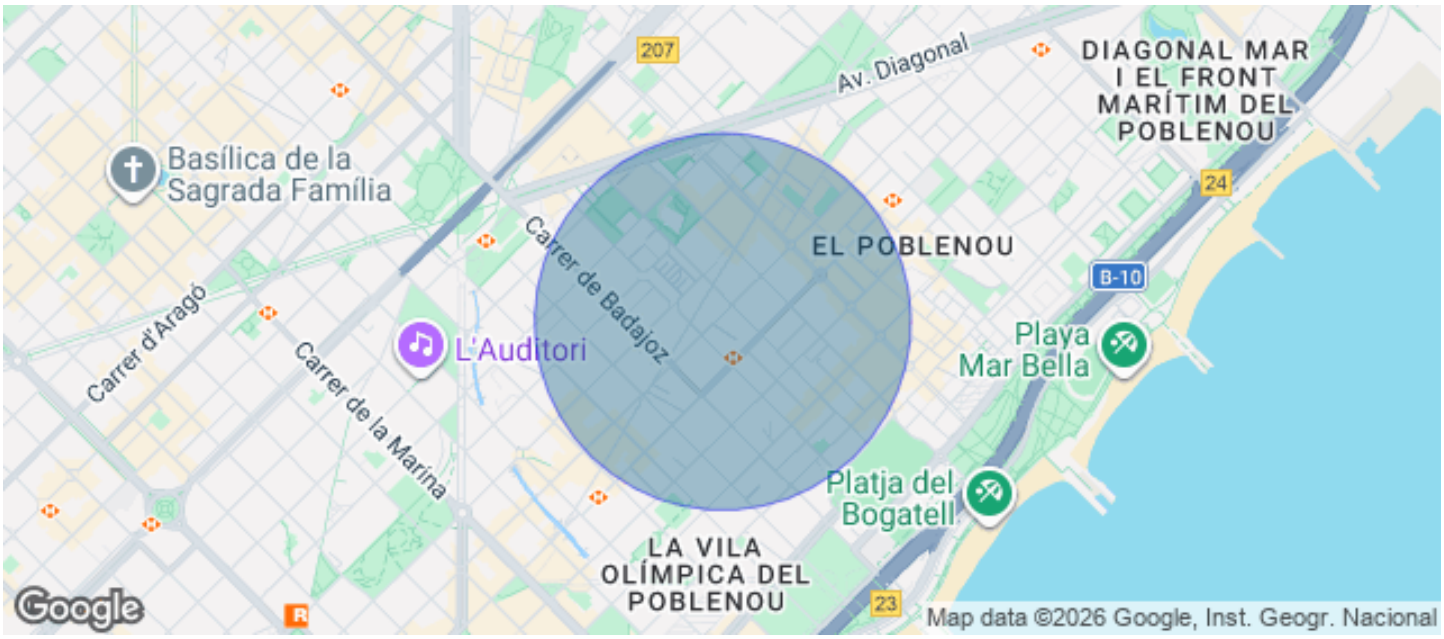
Barcelona / 22@

- Security
- Concierge
- A/C
- Heating
- Parking
- Condition: New
- Terrace



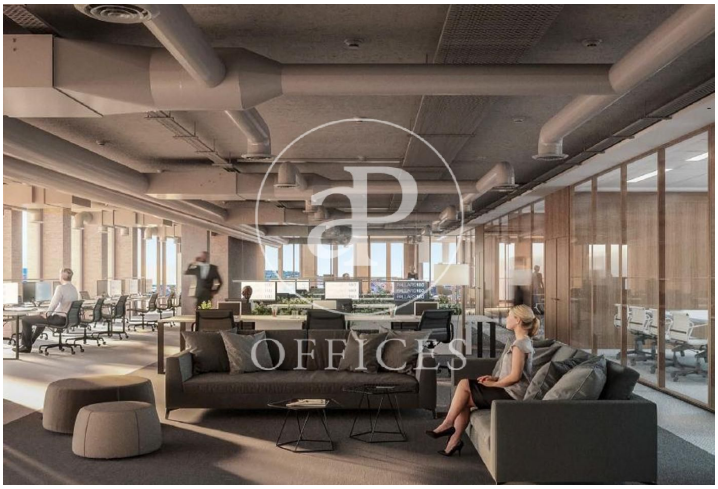
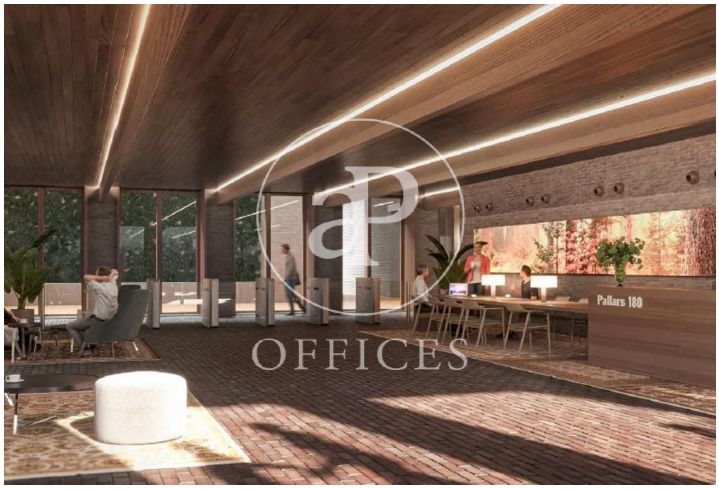
Price upon request | Surface 255 m² - 1482 m² | 3 Units

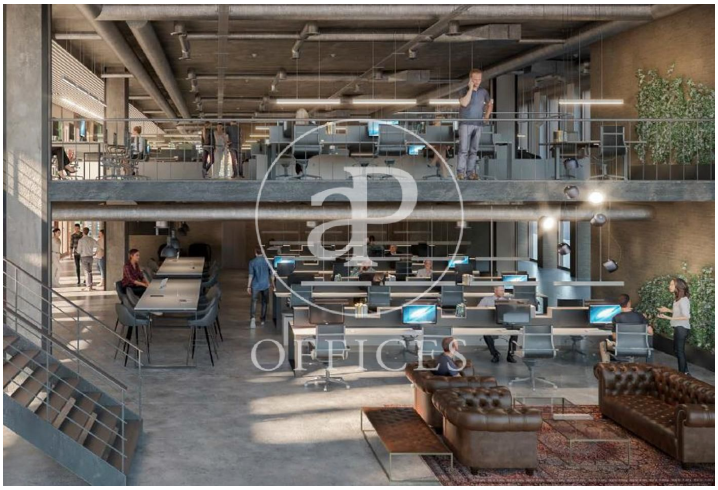
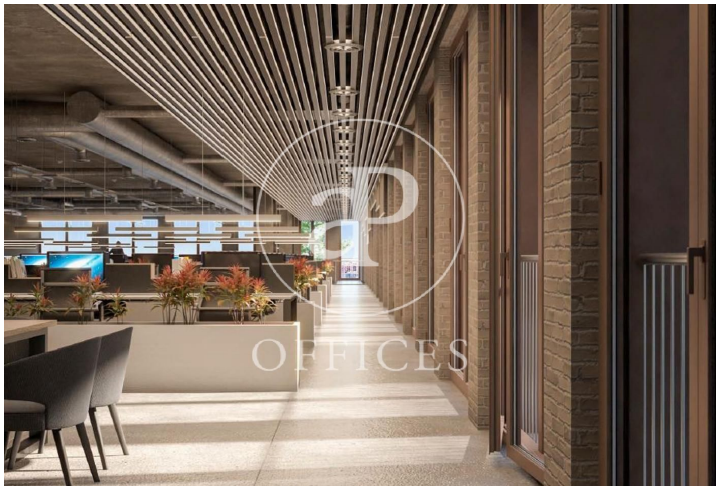
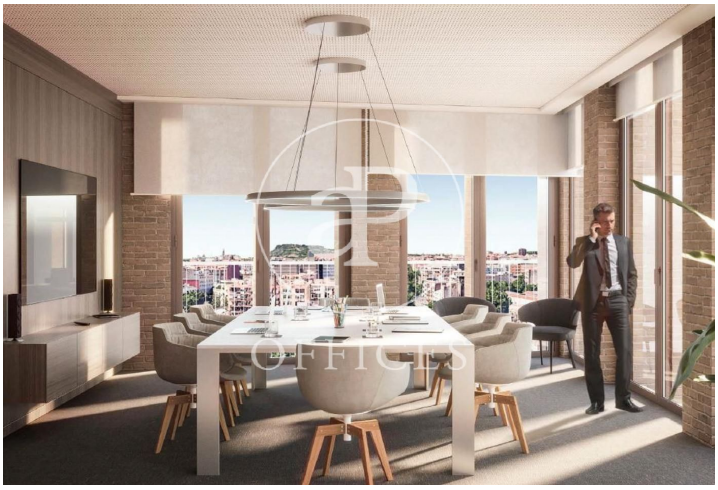
Exclusive office building available the 1st quarter of 2021. It is LEED Gold certified. They are located in the emblematic 22 @ district, where innovation, creativity, design and technology are the engine that has replaced the old factories. Its location, a few meters from the Rambla del Poblenou, will allow you to enjoy the extensive services around. The building will have a total area of approximately 9,500 m², distributed on a ground floor + 7 floors above ground and two floors below ground for parking. It has large open floors and lots of natural light connected vertically by a service center with 3 elevators and 2 stairs. In addition, it will have a heating system; large community terraces; changing rooms and bike racks. Excellent transport communications: - Access: Avda / Meridiana and Ronda del Litoral. - Metro L4 - Llacuna - Bus: 6, 26, 36, 40, 42, 92, 192, H14, B20, B25, N6, N8 and N11 - Tram: T4, T5 and T6 Be sure to visit our website to assess other options https://www.aoficinas.es/



Available offices in this building

Floor	Surface	Price	Price/m²	Charges	Availability
3°	1,482 m^2	€35,568	24 €/m^2	5,25euros/m2/mes + provisión districlima privativo	Immediate
2° B	589 m^2	€14,136	24 €/m^2	5,25euros/m2/mes + provisión districlima privativo	Immediate
Bajo	255 m^2	€6,120	24 €/m^2	5,25euros/m2/mes + provisión districlima privativo	Immediate


The information about any property is not binding to any offer or contract. Any verbal or written declaration made by aProperties with regards to the value or condition of the property should not be considered accurate or factual. The pictures make reference to some parts of the property at the times that they were taken. The areas, dimensions and distances that are given are approximate and should be checked by the client. The images are computer generated and are just an approximate indication of the real appearance of the property; these may change at any time. The information with regards to the property may also change at any time.

Contact us today for more information or to arrange a viewing

Tel: 93 528 89 08 oficinasbcn@aproperties.es www.aoficinas.es