

## Office for sale in Eixample Dreta (Barcelona city)

Ref. VOB2009003

Barcelona / Eixample Dreta

- ✓ Concierge
- ✓ A/C
- ✓ Heating
- ✓ Parking
- ✓ Condition: Good

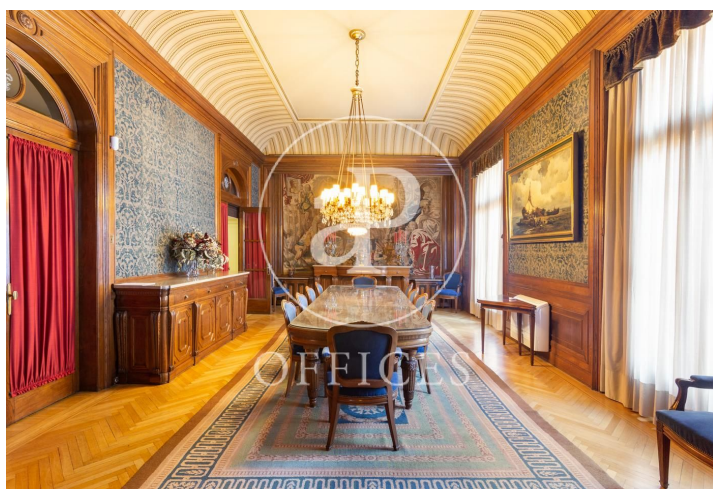
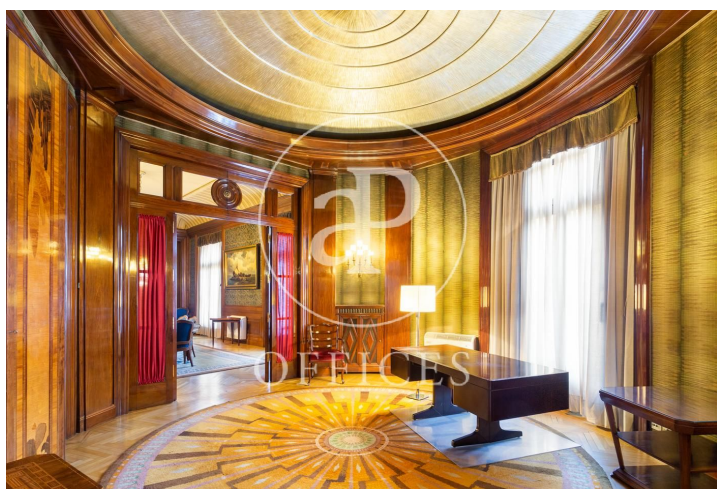
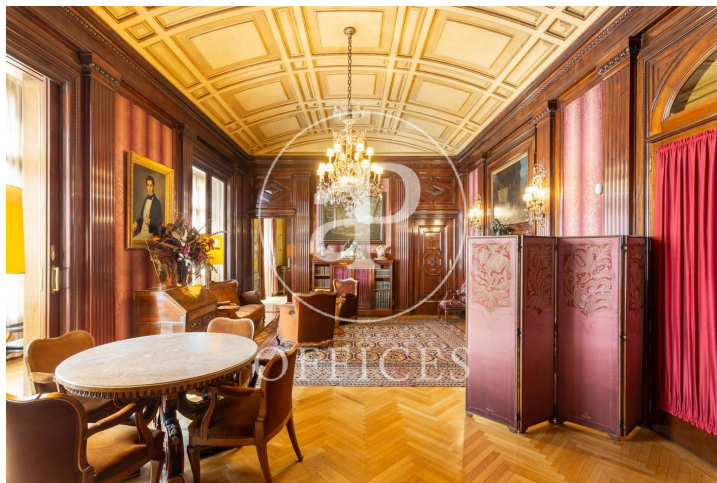


3,590,000 € | 880 m² + 25 m² terrace

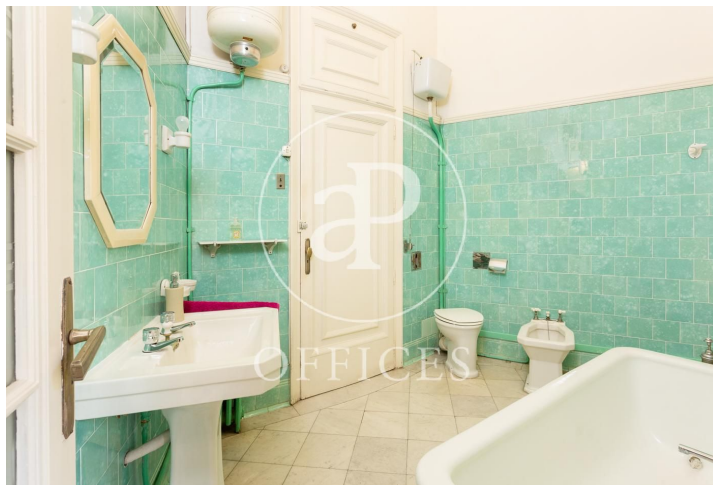
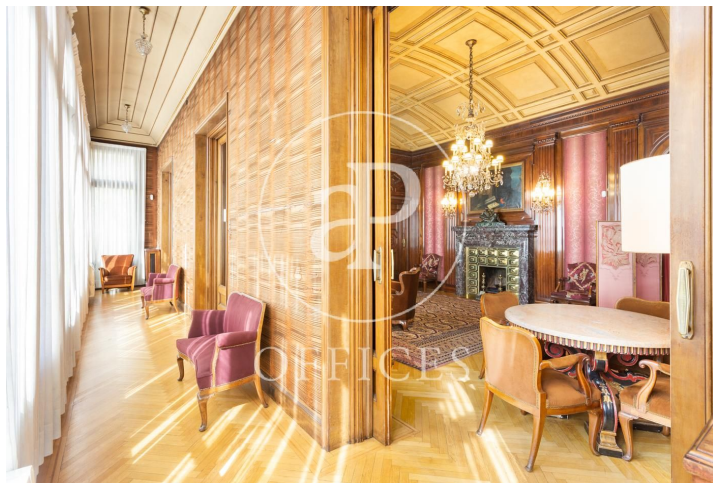
Magnificent mansion-style office-house, located on Roger de Llúria street in Barcelona, in a noucentista estate, built in 1930 by the architect Francesc Guàrdia i Vial, a collaborator of Lluís Domènech i Montaner in works such as Palau de la Música Catalana. A few meters from Diagonal and Paseo de Gracia, close to public transport, in a mixed building, with concierge service, ideal for a law firm, notary, showroom, consulate, coliving or any type of business or permitted activity that you want have the store at street level and the offices above it. There is also the possibility of a residential or mixed use. It is an exterior office through and on the corner, which occupies the entirety of the main floor of the building, plus a lower floor and a room at street level of 70sqm, the three floors are linked together by internal stairs. The place is located next to an aesthetic clinic with great visibility. It is oriented to the south at the intersection of Roger de Llúria and Provença streets, and to the north to a terrace that overlooks a quiet and well-kept bright courtyard. Its 880 m2 of total area, divided into three floors with direct access from the street, its ceilings over 4 meters high, as well as the original ornamentation and marquetry ma [...]



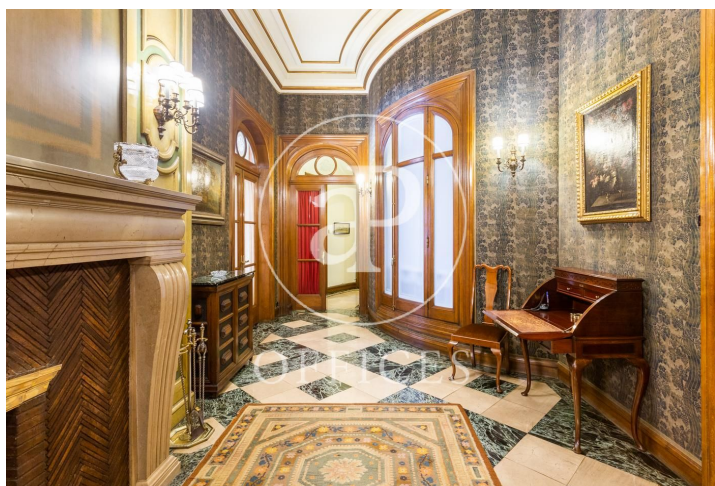
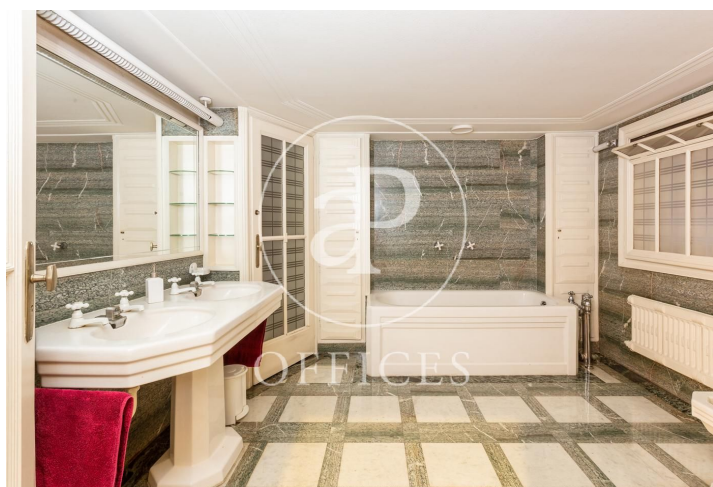












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Contact us today for more information or to arrange a viewing

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