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

# Office for rent in Eixample

Ref. AOB2504017

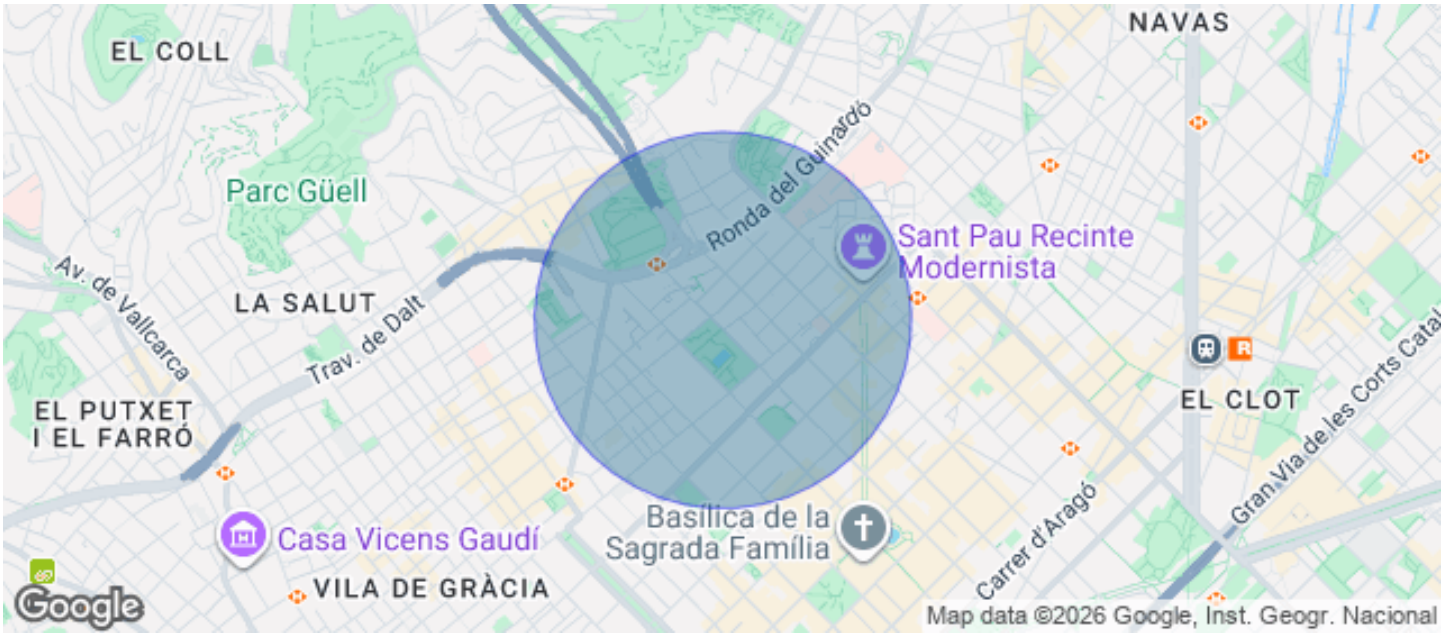
Barcelona / Horta - Guinardó

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



Price upon request | 802 m²

Available office building with a total area of 802 sqm distributed between ground floor and mezzanine. A functional space in a strategic location, ideal for companies looking to establish themselves in the heart of the Eixample district. Technical features of the space: Total area: 802 sqm (504 sqm ground floor + 298 sqm mezzanine) Glazed façade Clear height of 3 m on the ground floor Air conditioning Fire detection system Restrooms on both floors Services and other relevant information: Ground floor and mezzanine must be rented together Restaurant or café activities are not allowed Good access via public transportation: Metro: Line L4 (yellow): Joanic and Alfons X stations Buses: Lines: 10, 20, 45, 47, 92, H8, V21 Road access: Rovira Tunnels and Avinguda Meridiana This property is a unique opportunity for companies seeking visibility and functionality in a consolidated area of Barcelona. For more information or to schedule a visit, please contact our commercial team. Financial conditions: Common expenses: €1.50/sqm/month IBI (2024): €1.51/sqm/month



















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## Contact us today for more information or to arrange a viewing

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