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

Office for rent on Joan d'Austria Street

Ref. AOB2505014

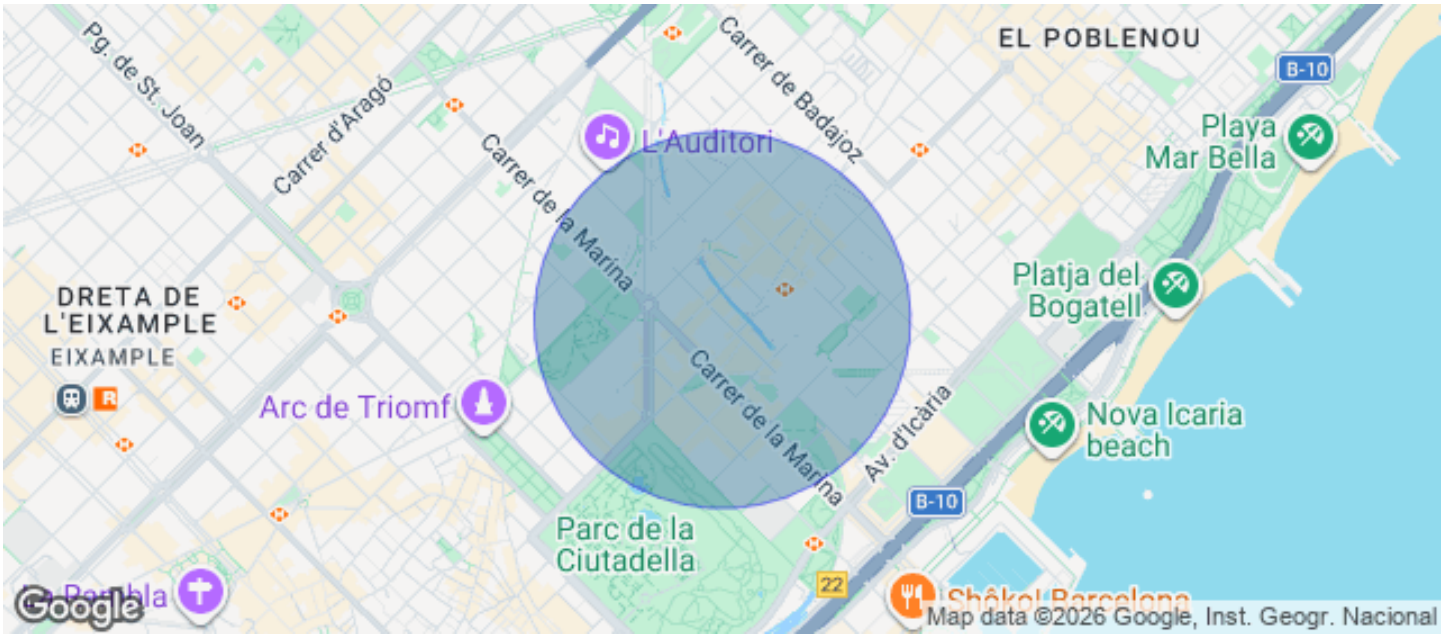
Barcelona / Poble Nou

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



6,100 € | 470 m²

Office for rent located in the 22@ district, a central point with access to all services, very close to Plaça de les Glòries, Avinguda Diagonal, and with good connection to the city center. It is a very bright office in very good condition, with a surface area of 470?m², located on the first floor of an industrial building exclusively for office use. The office has double access: directly from the street and through the building's landing. It is distributed into a large open-plan space with plenty of natural light thanks to its continuous glass façade. It also includes 2 meeting rooms, storage/archive space, 3 bathrooms (2 of them full with showers), a great office/dining area, and a server room. It is equipped with parquet flooring, hot/cold air conditioning, perimeter wiring, and LED lighting. The building includes an emergency exit, elevator, freight lift, and loading dock. Concierge service available during business hours. Very well connected by public transport: Metro lines L1 and L4, buses, and tram. Property tax (IBI) and community fees are NOT included in the price. Available from July 2025.


































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