

## Office for Sale on Carrer de Felip II, Horta

Ref. VOB2411003

Barcelona / Poble Nou

- ✓ A/C
- ✓ Heating
- ✓ Condition: Good
- ✓ Terrace



1,500,000 € | 638 m² + 140 m² terrace

Office for sale in the Horta neighborhood, located in a commercial area that is very well connected and equipped with all services. The office occupies 8 registry units, totaling 638 m², situated on the mezzanine floor of a mixed-use building. It has access from the building's landing and also directly from the street via a private staircase. It is divided by partitions, featuring a spacious reception and waiting area, 5 offices, 2 meeting rooms, a large main office, and operational workspaces. It also includes storage and filing areas, a rack and server room, a kitchenette, and 6 bathrooms, one of which is adapted for individuals with disabilities. The office is fully set up, in excellent condition, with functioning connections and services, ready to start work immediately. It is equipped with parquet flooring, a suspended ceiling with built-in lighting, ducted heating and cooling, and pre-installed electrical and data connections. The property includes a private terrace of approximately 140 m². The building is equipped with 2 elevators.













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Contact us today for more information or to arrange a viewing

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