



APARTMENT WITH VIEWS AND TERRACE FOR SALE IN EL RAVAL,  
BARCELONA

El Raval / Barcelona

Price	€490,000	✓ Air conditioning	✓ Heating
Sur. built	93 m²	✓ Views	✓ Storage
Bedrooms	3	✓ Lift	✓ Terrace
Bathroom	1	✓ Balcony	✓ Outside
Energy classification	Pending		
Emissions rating	Pending		
Year of construction	1930		
Floor	1		
Actual floor	1		



## El Raval / Barcelona

Durán Carasso presents this charming property located in the emblematic Vicenç Martorell Square, in the heart of El Raval and just a few steps from Plaza Cataluña, a prime location that perfectly combines history, urban life and strong investment potential. *Vive donde mereces vivir.*

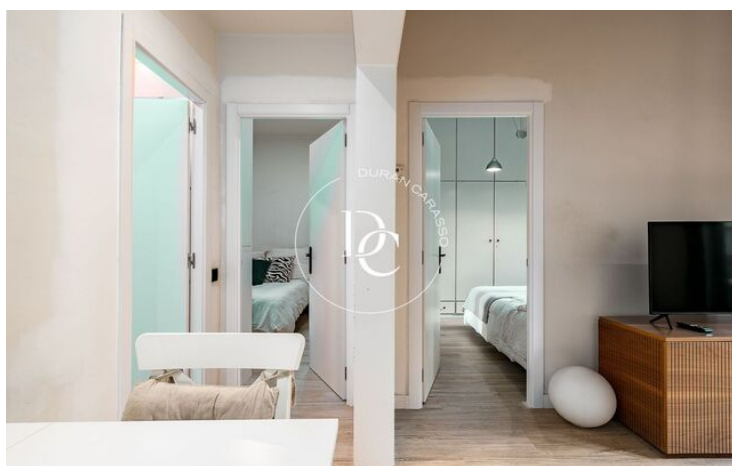
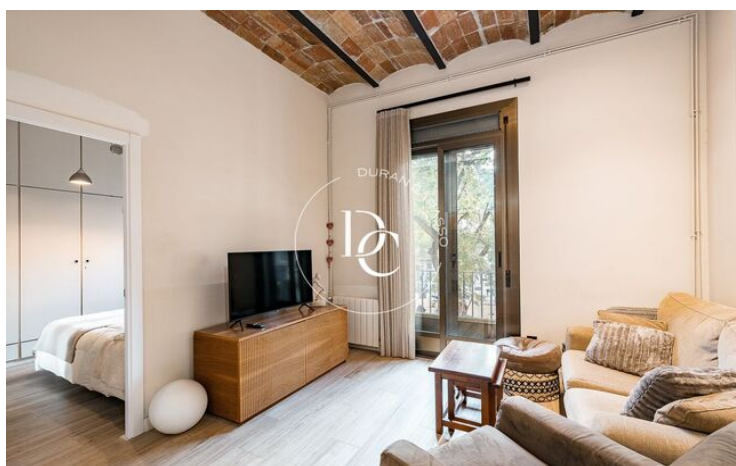
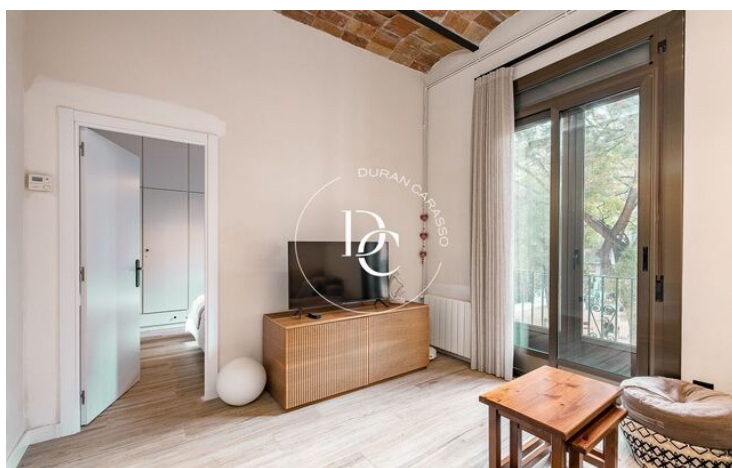
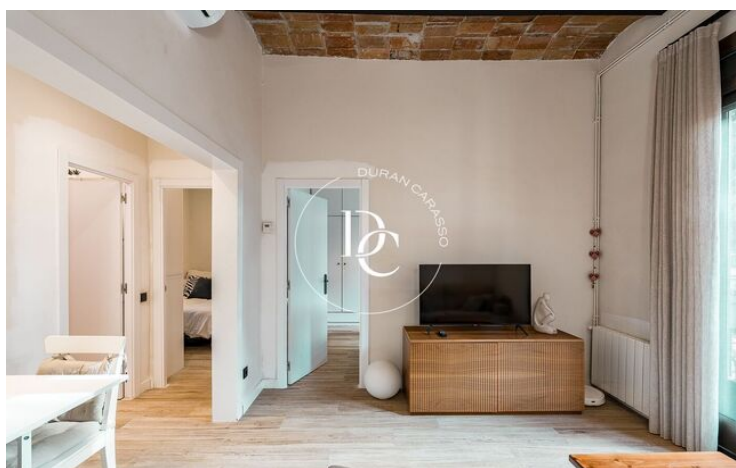
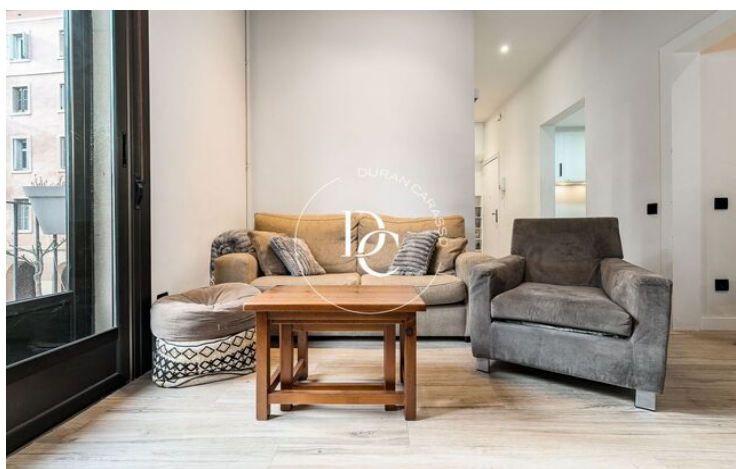
The property offers 93 sqm of built area, with 74 sqm of usable space, and features a 25 sqm rear terrace that includes a storage room and an independent studio, a highly valuable and uncommon feature in this part of the city. The home blends traditional architectural charm with modern comfort, creating a unique living space in one of Barcelona's most vibrant and sought-after neighborhoods.

The apartment comprises three bedrooms and one bathroom, providing a flexible layout suitable for family living or investment purposes. The separate kitchen is fully equipped and in excellent condition, designed for practical everyday use. The bright living-dining room opens onto a balcony with pleasant open views over the square, becoming the heart of the home. Its southwest orientation ensures abundant natural light throughout the day, enhancing warmth and comfort in every room.

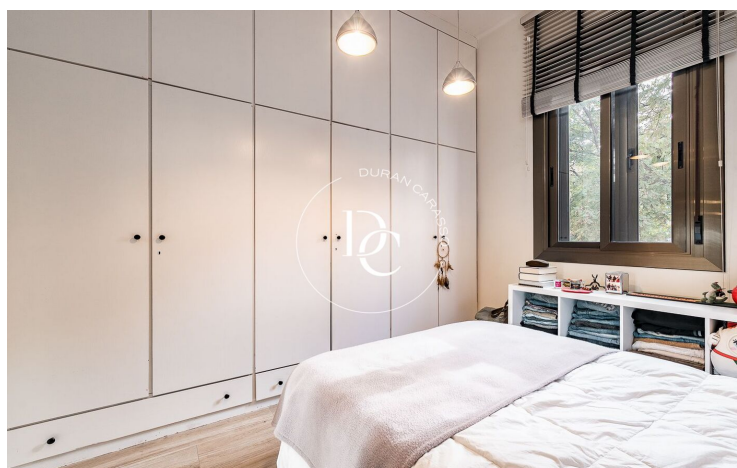
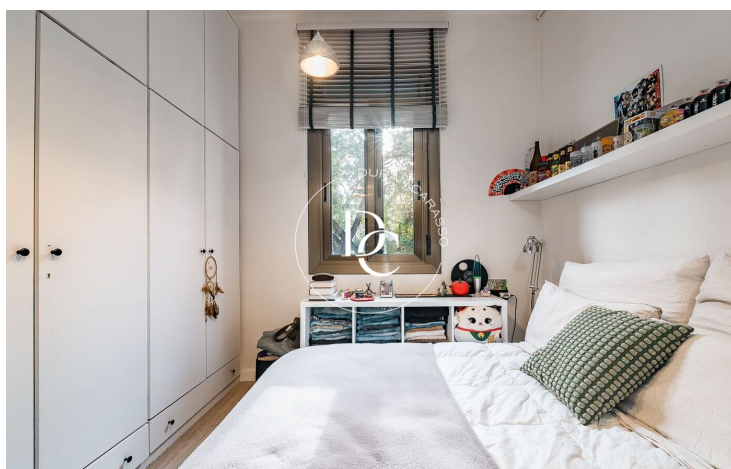
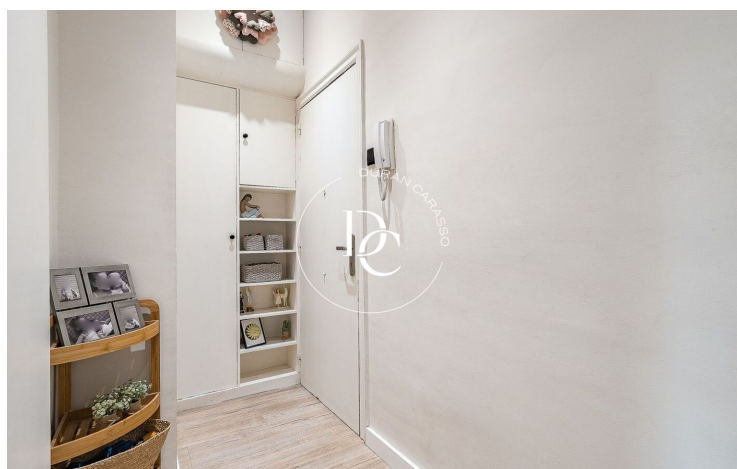
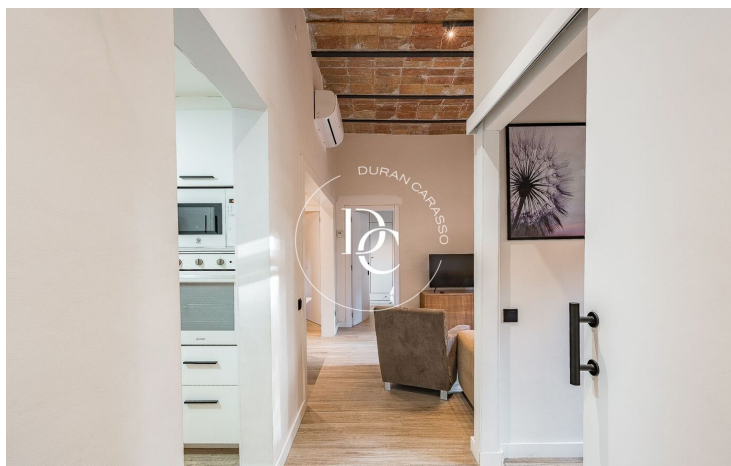
Distinctive features include the traditional Catalan vaulted ceilings, which add character and authenticity, combined with synthetic parquet flooring, double-glazed windows and shutters for optimal insulation. The property is equipped with air conditioning and natural gas heating, ensuring year-round comfort. Additional amenities include a communal rooftop terrace with open city views, as well as an interior patio with a storage room and a practical independent studio, ideal as a home office or multipurpose space.

The location is simply unbeatable, surrounded by all essential services and excellently connected by metro, train and bus. The University of Barcelona, La Boquería Market and a wide range of cultural, gastronomic and commercial options are all within walking distance. A unique opportunity to live or invest in a property with history, light and an exceptional central location in Barcelona. *Vive donde mereces vivir.*









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Contact us if you want more information or to arrange a viewing.