



FLAT FOR SALE IN L'ANTIGA ESQUERRA DE L'EIXAMPLE, BARCELONA

L'Antiga Esquerra de l'Eixample / Barcelona

Price

€840,000

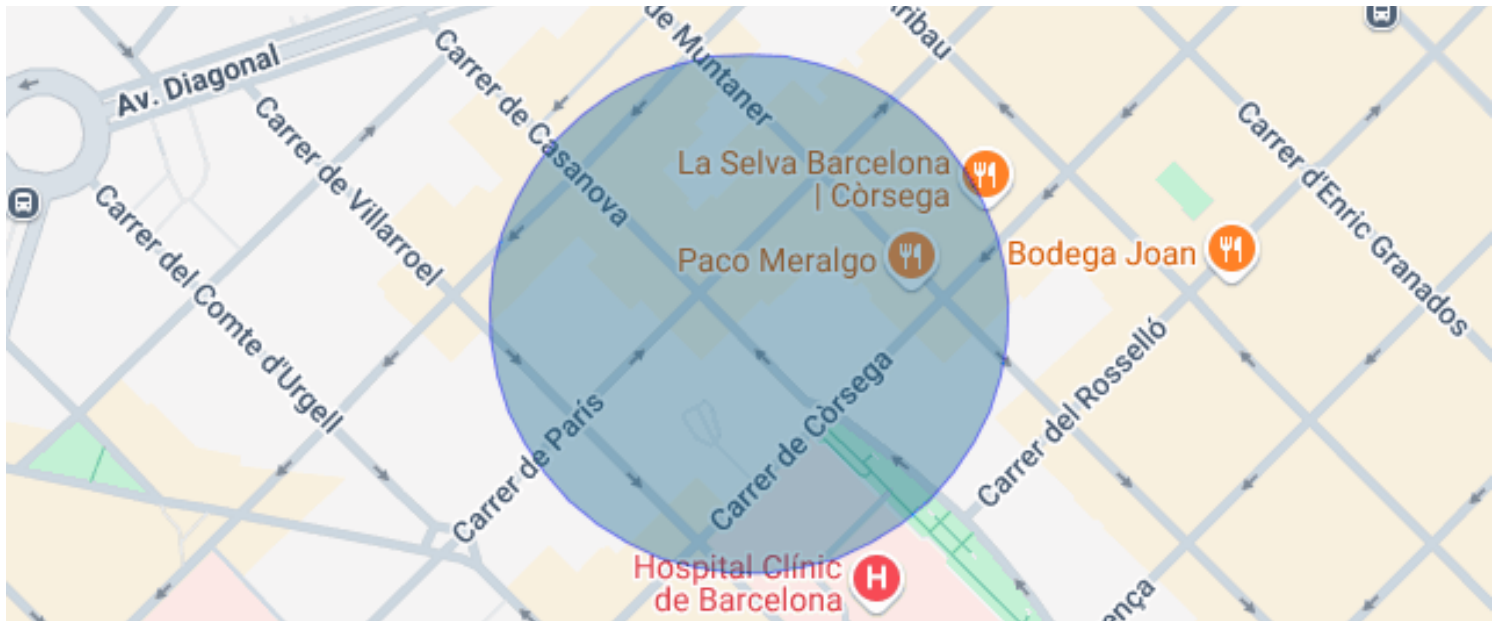
Sur. built	130 m²
Bedrooms	4
Bathrooms	2
Energy classification	E
Energy performance index	207.00 kw h/m² year
Emissions rating	E
Emissions	35.00 co/m² year
Year of construction	1930
Floor	3
Actual floor	3

✓ Air conditioning

✓ Balcony

✓ Lift

✓ Outside



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Durán Carasso exclusively presents this magnificent dual-aspect apartment in Esquerra de l'Eixample, an excellent opportunity for investors looking for profitability and high potential for appreciation.

Set in a stately 1920s building on Casanova Street, next to París Street and just steps from Avinguda Diagonal and Francesc Macià Square, the property enjoys a prime location in one of Barcelona's most sought-after areas.

Esquerra de l'Eixample is known for its exceptional quality of life, perfectly blending local shops, commercial zones, a wide range of restaurants and leisure options, educational centers, and excellent public transport connections via metro (L5 - Hospital Clínic), bus, and train (L6, L7, S1 - Provença).

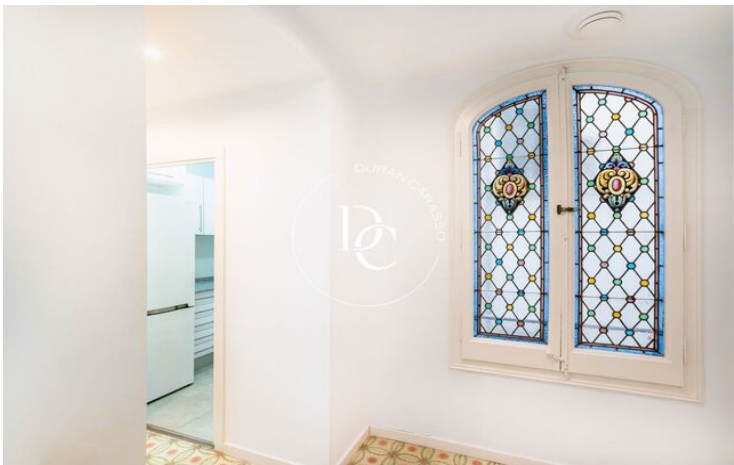
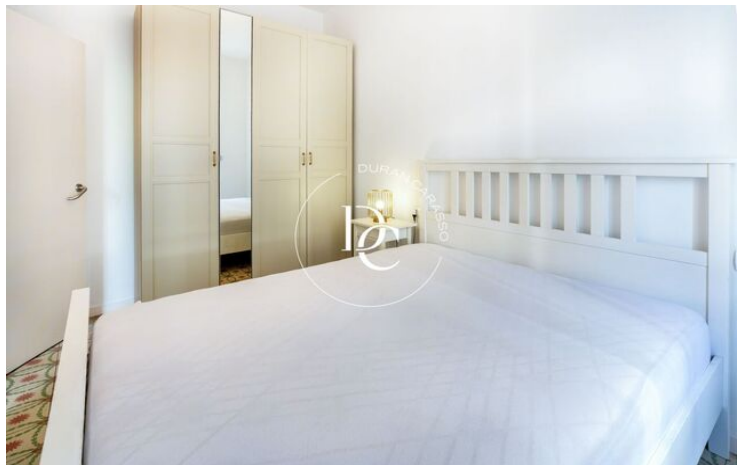
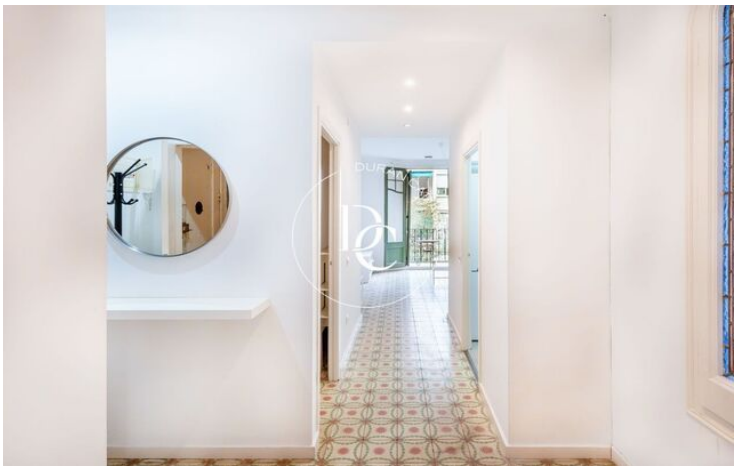
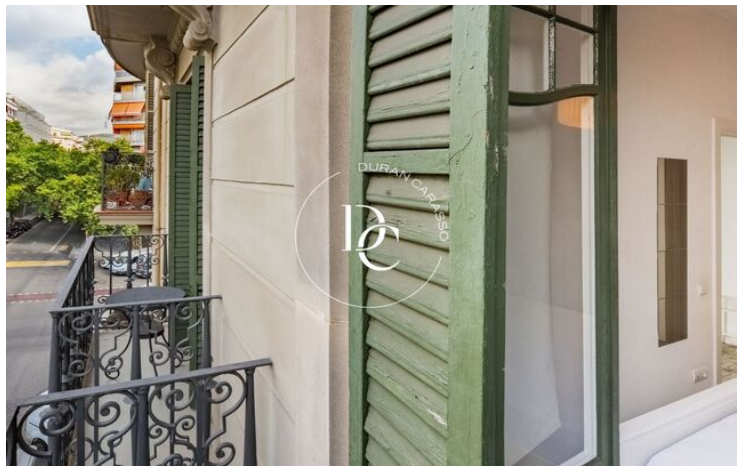
The apartment offers endless distribution possibilities depending on your needs, lifestyle, or project. Currently, it is divided into two independent living units, each with its own orientation: one facing Casanova Street, the other overlooking the inner courtyard. Each unit features a bright living-dining room with large windows, two double bedrooms, a functional kitchen, and a full bathroom.

From the shared entrance hall, there are two private foyers, each leading to a corridor, kitchen, secondary bedroom, and finally to the living room, which connects to the adjacent main bedroom.

A great opportunity either to renovate and live in or to maintain its current layout as a rental investment with immediate return.

The sale price excludes taxes, notary, and registration fees.

Vive donde mereces vivir.





The data of each property is not part of an offer or a contract. Statements made by Durán Carasso Grupo Inmobiliario, verbally or in writing, regarding the property, its condition, or its value, should not be considered accurate or factual. The photographs only show specific parts of the property as they were at the time they were taken. The dimensions, areas, and distances provided are approximate and should be verified by the client. Computer-generated images are only an indication of the possible appearance of the property and may change at any time. Information regarding a property is subject to change at any time.

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