



## SPACIOUS APARTMENT FOR SALE IN ANTIGA ESQUERRA DE L'EIXAMPLE

L'Antiga Esquerra de l'Eixample / Barcelona

### Price

€785,000

Sur. built	130 m²
Bedrooms	4
Bathrooms	2
Energy classification	E
Energy performance index	189.00 kw h/m² year
Emissions rating	E
Emissions	36.00 co/m² year
Year of construction	1930
Floor	1
Actual floor	3

✓ Air conditioning

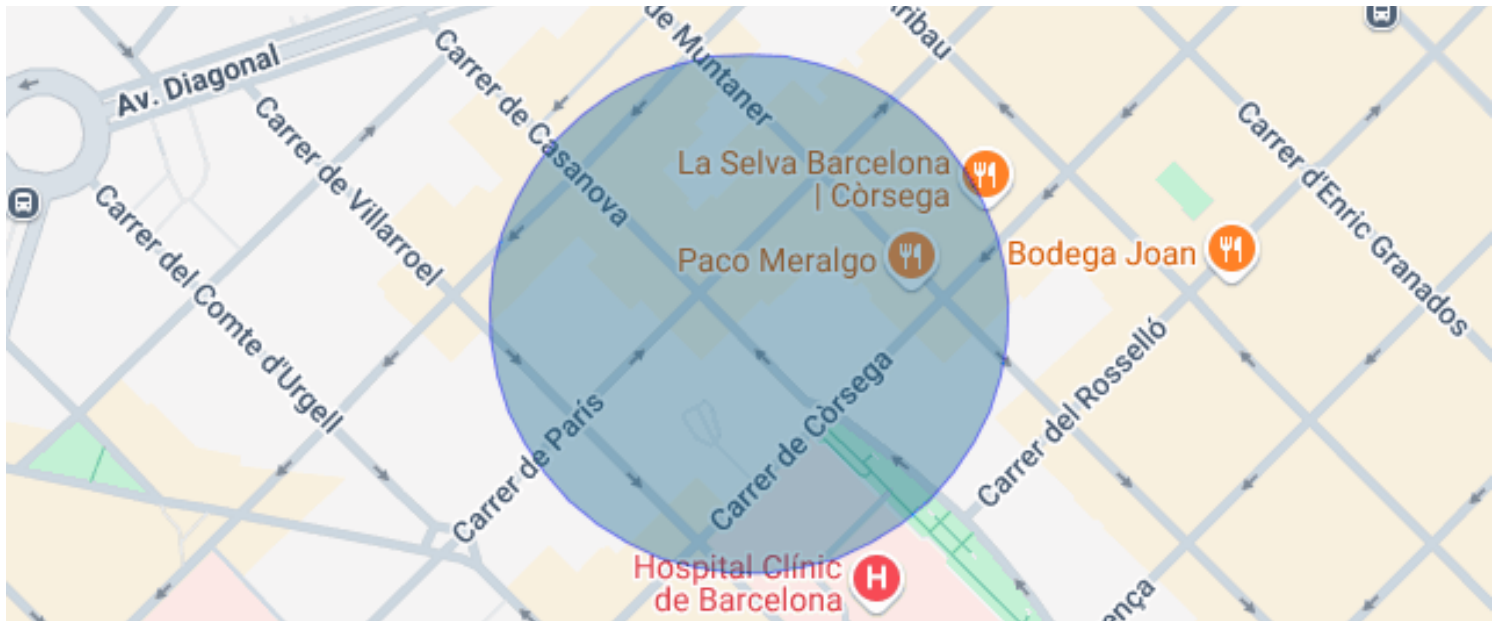
✓ Storage

✓ Balcony

✓ Heating

✓ Lift

✓ Outside



## L'Antiga Esquerra de l'Eixample / Barcelona

Durán Carasso exclusively presents this magnificent apartment located in the heart of the Antiga Esquerra de l'Eixample, a property that stands out both as a comfortable urban home and as an excellent investment opportunity with immediate rental potential and long-term value growth. This is a rare chance to acquire a property in one of Barcelona's most established and sought-after neighborhoods.

The apartment is set within a distinguished 1920s period building on Casanova Street, just steps from Paris Street and very close to Avinguda Diagonal and Francesc Macià Square. This prime location offers the perfect combination of architectural charm, urban lifestyle and outstanding connectivity, with all essential services within easy reach.

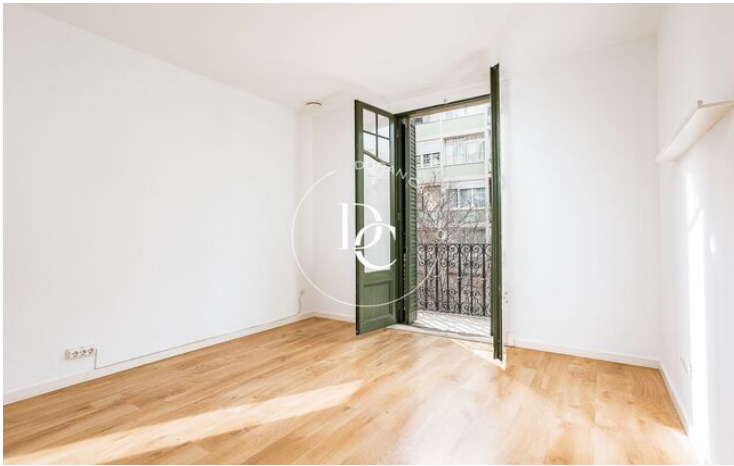
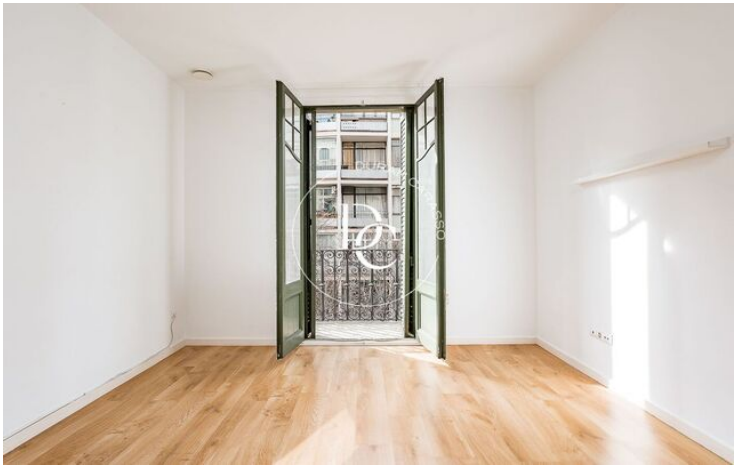
Antiga Esquerra de l'Eixample is known for its balanced residential atmosphere and vibrant commercial life. The area offers local shops, a wide range of restaurants, educational centers, healthcare services and an excellent public transport network, including metro lines, buses and rail connections that allow easy access to the rest of the city.

The property is highly versatile and can adapt to different lifestyles or investment strategies. It is currently arranged as two independent residential units, each with opposite orientations, one facing Casanova Street and the other overlooking the quiet inner courtyard. Both units feature bright exterior living and dining areas with large windows, two double bedrooms, a functional kitchen and a full bathroom.

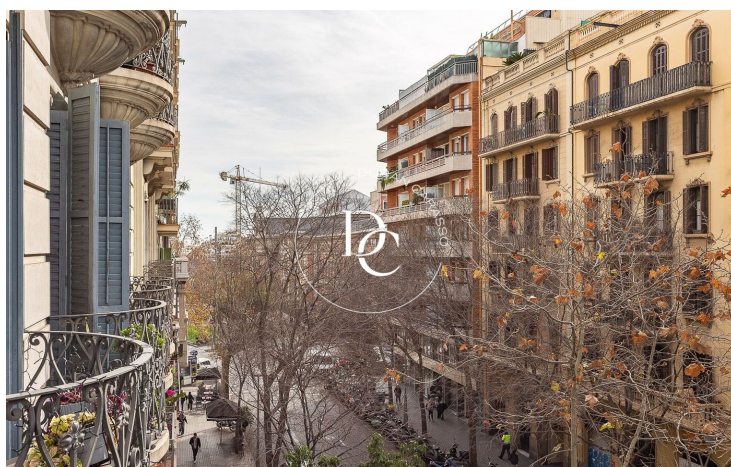
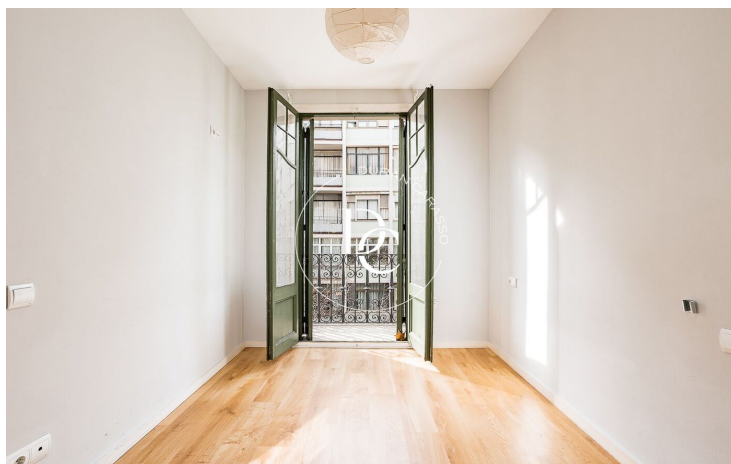
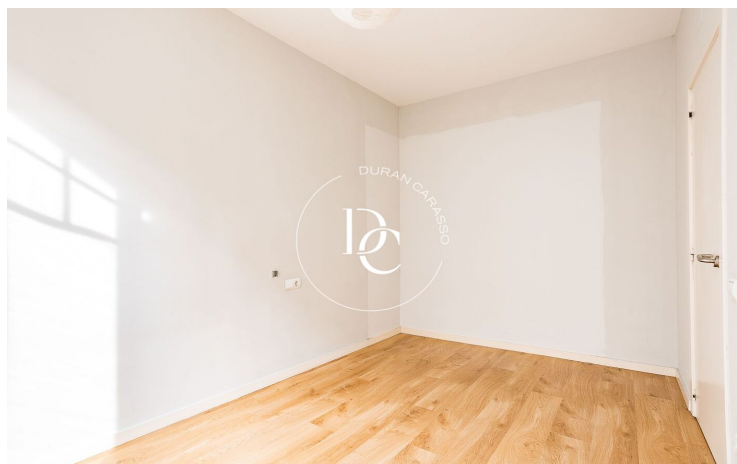
Accessed through a shared entrance hall, each unit has its own private hall, providing independence, privacy and multiple possibilities for reconfiguration. An ideal opportunity to live in, rent out or combine both options from day one. Purchase taxes and notary and registry fees are not included in the sale price. *Vive donde mereces vivir.*

Some of the images in this listing are generated by AI.









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