



## Joan d'Alòs / Pedralbes

Pedralbes / Barcelona

PRICE UPON REQUEST

This property is much more than a house, it is a refuge of tranquility and exclusivity. From the first moment you feel everything, its spaciousness, its privacy, its fluidity... Everything is part of an unparalleled experience.

This impressive house has a constructed area of 853m<sup>2</sup>, with an exterior area of 973m<sup>2</sup> and a plot of 1120m<sup>2</sup>. It is a 4-window storey house renovated, brand new in 2024. The ground floor has a living-dining room of more than 100m<sup>2</sup>, a separate kitchen of 32m<sup>2</sup> and a toilet. On the first floor there are 4 double en-suite and exterior rooms of up to 33m<sup>2</sup>, a toilet, an additional multipurpose room and a 75m<sup>2</sup> terrace. On the second floor there is a master suite with an 80m<sup>2</sup> bathroom and dressing room and a 165m<sup>2</sup> terrace with a swimming pool. On the basement floor there is a 42m<sup>2</sup> spa, a 32m<sup>2</sup> gym, a multipurpose room and a bathroom. The house has a 12m<sup>2</sup> parking space suitable for 4 spaces with electric charger and two exterior spaces, swimming pool and jacuzzi, elevator, built-in wardrobes, double glazed windows, ducted hot/cold air pump, underfloor heating and home automation.

You will love it!



- 6 Bedrooms
- 6 Bathrooms
- 1,120 m<sup>2</sup> plot
- Pool
- A/C
- Pets
- Heating
- Sea views
- Mountain views
- Backyard
- Storage
- Lift
- Furnished
- Gym
- Parking
- Terrace
- Built in closets
- Outside

## About Pedralbes

The neighbourhood of **Pedralbes**, an oasis of elegance and tranquillity in **Barcelona**, is distinguished by its serene beauty and sophisticated atmosphere. Its wide tree-lined avenues and majestic residences, such as **Avenida Pearson** and Capitán Arenas Street, create a sophisticated and exclusive environment. This neighbourhood, known for its prestige and luxury, houses some of the city's most impressive mansions and is home to embassies and consulates, as well as renowned educational institutions. Surrounded by lush gardens and private parks, such as Parc de Pedralbes and the Real Club de Polo de Barcelona, Pedralbes offers an atmosphere of serenity and well-being. Additionally, its excellent public transportation network and direct access to the main roads of the city ensure convenient connections with the rest of Barcelona. **Apartments in Pedralbes** are an exclusive destination that offer comfort and luxury.





## About us

The Home Hunter is a real estate business with more than 10 years of experience and with the best properties in Barcelona, Madrid, Empordà and Andorra. We understand and sell with warm and transparency, offering a different, honest and close experience. Our vision has turned us into one of the territory's most recognised brands, we are the leaders on Instagram. Follow us on @thehomehunter\_

We are not a typical real estate business, we want to add value to the process, accompanying our client in a complete experience, where you can buy, remodel, decorate and sell with the same people. We are much more than a real estate business. We are a committed team, made up of talented people passionate about finding homes for every story. People that do everything that is possible to help you live the way you dream to. We make the real estate business feel pleasurable and efficient.

