



Muntaner / Marià Cubí

Sant Gervasi - Galvany / Barcelona

€6,662

A spacious open-plan area, plenty of windows, modern finishes, beautiful floors, and a wonderful terrace where you can enjoy lunch on spring days. Sounds great, doesn't it? Well, it's even better when you see this office in person, waiting with open doors for a new project.

This is an office located in a mixed-use building with a total area of 385 m², distributed into 272 m² of floor space, 90 m² of terraces, and 15 m² of storage. It is situated on a mezzanine level and features an office kitchen, an open-plan room, and four restrooms, one of them adapted. It offers an interior terrace facing the courtyard and balconies, wooden windows, parquet flooring, LED lighting, and an individual climate control system. In addition, it is equipped with fiber optic internet, electrical installation, and voice/data wiring. The building has an elevator and concierge service for 12 hours a day. The property, built in 1935, retains its historic character.

Ref: THH3534



• 282 m²

About Sant Gervasi - Galvany

Sant Gervasi-Galvany is one of the most exclusive areas of Barcelona, known for its tranquillity and elegance. This neighbourhood offers luxurious penthouses and elegant apartments in classic buildings, featuring original elements such as high ceilings, decorative moldings, and mosaic floors. Its main streets, like Calle de Santaló, **Avenida Diagonal**, and **Plaza Francesc Macià**, are filled with boutiques, local markets, and prestigious restaurants. **The Galvany Market** is a key spot for food lovers. The neighbourhood is excellently connected by public transport, making it easy to reach the centre of Barcelona. Additionally, it boasts numerous parks and green spaces, providing a relaxed and family-friendly atmosphere.





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.

