



## VILARDELL / SANTS-MONTJUIC

Sants / Barcelona

€435,000

This 69 m<sup>2</sup> weighted apartment, located on a fourth floor with elevator, is one of those pieces that naturally combine history, design, and functionality. In a 1910 building, where original architecture reigns, every detail counts.

The main space is a living-dining room with an open-plan, fully equipped kitchen. It is arranged around a central island that integrates the ceramic cooktop with inverted induction system and the oven. From the living room there is access to the balcony, a small urban luxury that extends the space and connects it with the outdoors.

The high ceilings with the typical Catalan vault and the original wooden beams, restored and treated, give the property character and authenticity. It has two bedrooms, one of them a double en-suite, and two full bathrooms; the en-suite bathroom is French-style and has direct ventilation.

The property features restored original windows and doors, hot/cold air conditioning, and a top-loading washing machine, always taking care of both aesthetics and everyday comfort.

Ref.; THH3614



- 2 Bedrooms
- 2 Bathrooms
- A/C
- Heating
- Lift
- Balcony

## About Sants

**Sants** is a lively and emblematic neighbourhood in the **Sants-Montjuïc** district of **Barcelona**, with a rich history and a deep-rooted identity. Its streets, such as Sants Street and Gran Via de les Corts Catalanes, are bustling with activity, featuring a wide variety of shops, bars, and restaurants that reflect the neighbourhood's diversity and welcoming character. Traditional markets like Mercat de Sants are popular meeting points where residents can buy fresh products and enjoy the local atmosphere. Additionally, Sants is known for its numerous festivals and celebrations, such as the popular **Sants Festivities**, which attract visitors from all over the city. Green spaces like Parc de l'Espanya Industrial and Parc de Joan Miró offer areas for outdoor recreation and leisure, providing a respite from urban bustle. In summary, **Sants** is a vibrant and welcoming neighbourhood that celebrates its history and identity while looking towards the future.





## 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.

