



## FRANCESC CARBONELL / SARRIÀ-SANT GERVASI

Sarrià / Barcelona

€2,219

In the heart of the city, this 185 m<sup>2</sup> office space, located on a mezzanine floor of a mixed-use building from 1975, combines light and comfort for any professional project.

Its perfect layout includes 2 large rooms and 4 glass-partitioned offices, ideal for enjoying a modern and open work environment.

The space features 2 restrooms, hot/cold air conditioning, and recessed fluorescent lighting which, together with the operable windows, ensures a bright environment throughout the day. The parquet and PVC floors add an elegant touch, while the concierge service and the building's 2 elevators guarantee convenience and added security.

An office designed to move in immediately, with water and electricity supplies already activated. Additionally, it has private parking with spaces available for cars and motorcycles.

This space is perfect for those seeking a bright environment that combines functionality with the elegance of the area.

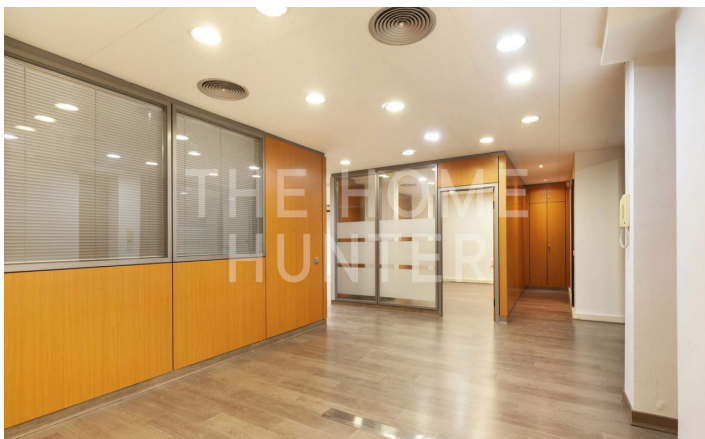
Ref.: THH3573



• 155 m<sup>2</sup>

## About Sarrià

**Sarrià-Sant Gervasi**, a district brimming with **elegance and charm in Barcelona**, is an oasis of tranquillity amid the city's hustle and bustle. Known for its wide tree-lined streets and exclusive residential areas, it features luxurious apartments in modernist buildings and elegant single-family homes with private gardens and mountain views. Bounded by the **Collserola Mountain Range** and **Avenida Diagonal**, Sarrià-Sant Gervasi is the perfect place to enjoy a serene and **sophisticated lifestyle**. Its streets are lined with luxury boutiques, gourmet restaurants, and exclusive social clubs, where one can enjoy the good life in a privileged setting. With excellent public transportation connections and a wide range of services, Sarrià-Sant Gervasi invites its residents and visitors to enjoy the best that Barcelona has to offer.





## 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.

