



REF: GVAPLU41

Exclusive 2-Bedroom, 2-Bathroom Apartment in Plaza Urquinaona

Barcelona, Eixample

Exclusive 2-Bedroom, 2-Bathroom Apartment in Plaza Urquinaona – Long-Term Residential Contract

We present this spectacular apartment in a finca regia dating from 1900 — an architectural gem in the heart of Barcelona that perfectly combines historic charm with modern comfort.

Located on the first floor and with a built area of 112 m², this apartment stands out for its brightness, tranquility, and excellent layout.

The spacious and very bright living-dining room, together with an en-suite bedroom with bathroom, both face a beautiful inner courtyard typical of the Eixample, ensuring peace and privacy right in the city center.

The property also includes a second double bedroom and a second full bathroom with a bathtub.

The office-style kitchen is independent and fully equipped with appliances.

Among its features are high ceilings, which provide a great sense of space, radiator heating, and ducted air conditioning.

The building has a concierge service from 9 a.m. to 1 p.m. and is located in one of the best-connected areas of

the city, with immediate access to public transport and all amenities.

For more information or to arrange a visit, contact us at 681 162 903 or send us a message via WhatsApp.

Follow us on Instagram: @glover_barcelona to stay updated on our latest listings.

It is hereby stated that the rental price offered has been calculated in accordance with the provisions of Article 17, sections 6 and 7 of the LAU, as amended by Law 12/2023 of May 24th on the Right to Housing. It is reported that:

The property offered for rent is located in a “stressed residential market area.”

The landlord is NOT a large property owner (Gran Tenedor).

The official rental price index published by the Ministry of Housing sets a maximum rental price for the property of €1,992.06 per month, as stated in the attached certificate.

The offered price of €1,790.22 does not exceed the updated rent of the last active lease and includes the property tax (IBI). Community fees are not passed on to the tenant and are borne by the landlord.

Data sheet

Distribution

- Surface 112m2
- 2 rooms
- 2 baths
- Good condition

Characteristics

- Air conditioning
- Heating
- All exterior
- Energy rating: D

Additional Data

- Lift

Global terms

The information on this website has been provided by third parties, as merely informative and is assumed correct. Glover Barcelona does not guarantee its veracity. The offer may be subject to inaccuracies, errors, unintentional omissions, price changes and / or withdrawal from the market without prior notice. Once the lease has been agreed upon, the agent's fees are charged to the lessee, these being 10% of an annuity of agreed rent, plus the corresponding VAT in force. The taxes corresponding to the rent, in particular the ITP are also at the expense of the lessee. Other particular conditions, such as duration, bond, guarantees, consumptions / supplies or community expenses when they exist, will be agreed and specified in each specific case.

Map:

<https://www.google.com/maps/@41.3895,2.17272,16z?hl=en>

Link:

<https://dev.gloverbarcelona.com/en/properties/barcelona-eixample-exclusive-2-bedroom-2-bathroom-apartment-plaza-urquinaona-841>







