



# DUPLEX HOUSE WITH 2 PRIVATE TERRACES AND A POOL IN POBLENOU

AREA:  
105 M2

REF:  
TA11835

PRICE  
€995.000

BEDROOMS  
2

BATHROOMS  
3



## 2 BEDROOMS | 3 BATHROOMS | 105 M<sup>2</sup> AREA | POOL

This exceptional duplex house is located in the heart of Poble Nou, just a 5 minute walk from Bogatell Beach and a short walk from the Barcelona Metro. The property is being completely redesigned and rebuilt to a high standard, with completion anticipated in August, offering a rare combination of privacy, outdoor space, and contemporary design in a prime coastal setting. The home features approximately 105 m<sup>2</sup> of interior space, complemented by 32 m<sup>2</sup> of private terraces. The ground floor opens onto a 21 m<sup>2</sup> terrace with a plunge pool, creating a seamless indoor outdoor living experience ideal for both relaxing and entertaining, and also includes one bathroom. Upstairs, two well proportioned bedrooms are accompanied by two additional bathrooms and benefit from direct access to a balcony and an 11 m<sup>2</sup> private terrace, providing abundant natural light and multiple outdoor areas. The project incorporates premium materials and refined finishes, including natural wood flooring, custom cabinetry, large format porcelain surfaces, and integrated appliances, creating a clean and sophisticated aesthetic. Climate control is designed for year round comfort, ensuring both efficiency and ease of living. A rare opportunity to secure a design led home in one of Barcelona's most sought after coastal neighborhoods.



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