

Barcelona



#### ZONE DESCRIPTION

Commercial premises located in Gran de Gracia street, one of the main commercial axes of the city of Barcelona. Surrounded by numerous well-known retailers and located in an area with a lot of pedestrian and vehicular traffic. Close to Travessera de Gracia and Via Augusta.

It has a total of 100 m², all distributed in a ground floor. Commercial premises with very good visibility and very open plan.

Very well connected by public transport:

Bus: 22, 47, 67, 7, B24.

Train: R1, R11, R2N, R2S, R4.

Metro: L2, L3, L4, L5.

Do not hesitate to contact us for more information.



#### PROPERTY DESCRIPTION

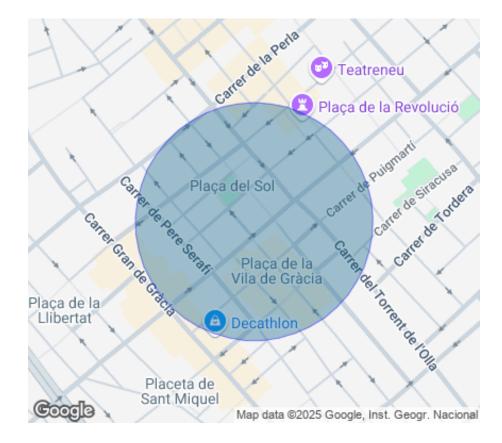
CURRENT TENANT	NO TENANT
STORE	SURFACE m <sup>2</sup>
Ground floor	$100 \text{ m}^2$
TOTAL	100 m <sup>2</sup>



#### **ECONOMICS INFORMATION**

Asking price	€ 4,900 + taxes
<b>Professional Fees</b>	15% of the annual rent or the average of the escalation + taxes







Barcelona

## PROPERTY | PICTURES





Barcelona

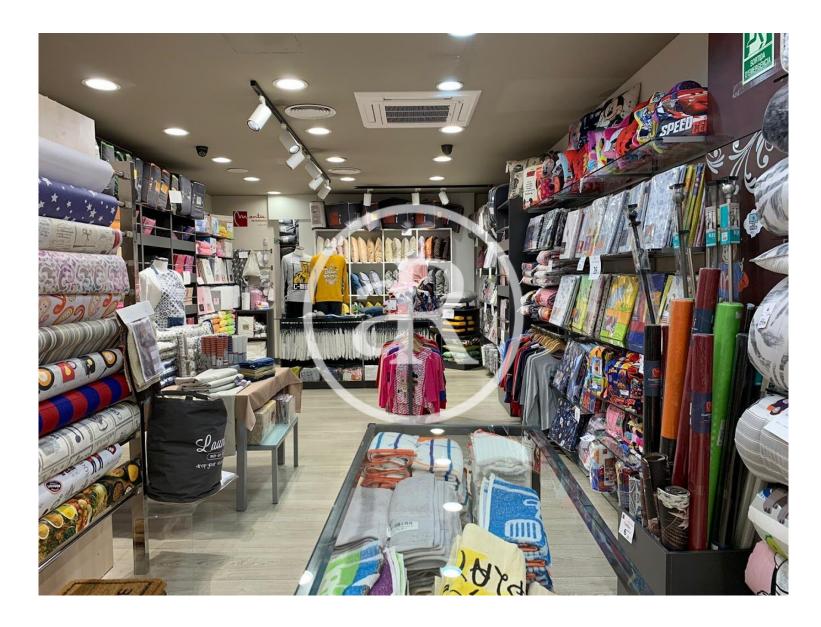
## PROPERTY | PICTURES





Barcelona

#### PROPERTY | PICTURES







Passeig de Gràcia, 85, 8<sup>a</sup> planta +34 935 288 909 • 08008 Barcelona

Serrano, 60, 4<sup>a</sup> planta +34 918 005 465 • 28001 Madrid

www.aretail.es

This information has been prepared by ARETAIL, with different information about the market. With the acceptance of this document, the recipient of the same undertakes not to copy, reproduce or distribute this Confidential Document to third parties, neither in its entirety nor in part, without the prior consent of ARETAIL, expressed in writing, as well as to keep permanently confidential all the information contained therein and that is not in the public domain

This Confidential Document has been prepared in order to provide general information about the real estate market. Although the information contained in this document is considered to reflect the true image of it, ARETAIL expressly declines all responsibility for the statements, express or implied, contained in this Confidential Document, for its omissions, or for any other oral or written communications made to any interested party.

Nothing contained in this Confidential Document is a promise or forecast for the future. ARETAIL reserves the right to request the future return of this Document at any time.