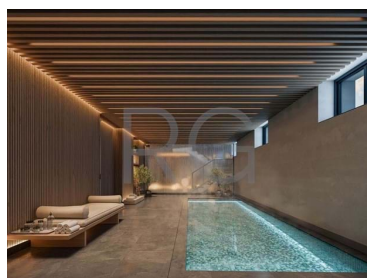
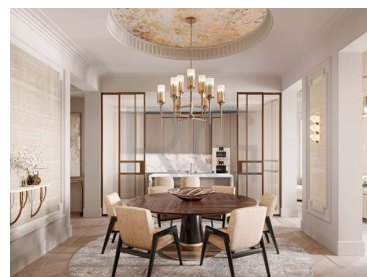




## Madrid - Apartment



2

Bedrooms



3

Bathrooms



196

Area (m<sup>2</sup>)



Swimming Pool

2 650 000 €

(EUR €)

## Santa Catalina 5 - A Unique Living Experience in the Heart of Madrid

Welcome to Santa Catalina 5

With a rich history, a prime location, and stunning design, Santa Catalina 5 offers an unparalleled living experience. This 19th-century building is being meticulously restored, preserving its original facade and staircases while blending modern luxury with classic elegance. Spanning five floors, the property features nine exclusive residences, each with 2 to 4 bedrooms and ranging from 200 to 270 m<sup>2</sup>.

The first three floors offer two distinct types of 2-bedroom residences, while the fourth floor houses three exceptional duplexes with options for 2, 3, or even 4 bedrooms. These duplexes include lofted storage areas on the upper level, adding both convenience and character. With ceiling heights reaching up to 3.5 meters, each residence is bright, spacious, and versatile—ideal for contemporary



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urban living.

Residents can enjoy over 200 m<sup>2</sup> of luxurious shared amenities, including a wine cellar with a lounge-library, a heated indoor pool, a sauna, a dedicated yoga room, and a fully equipped gym. The central courtyard, lushly landscaped, creates a peaceful haven within the vibrant Barrio de las Letras.

Every home in Santa Catalina 5 features high-end finishes and premium materials, with options for personalization and even unification of residences for a tailored living experience. As Madrid's Barrio de las Letras becomes the city's premier destination for luxury living and investment, Santa Catalina 5 stands as a tribute to timeless architecture and refined design, offering an unmatched opportunity to own a piece of Madrid's heritage.

Santa Catalina 5 is anticipated for completion in the first quarter of 2027.

## Property Features

- Pool
- Terrace
- Lift
- Balcony



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