



Spacious Attic Apartment in Szczecin City Center with Investment Potential

187,000 € (799,000 PLN)

Year built 1886 4 Rooms ~127 m²

Description

Spacious Apartment in the City Center

A very large, high-standard apartment located in the heart of the city, offering **127 m² (145 m²)** of attractive and functional living space.

The layout includes: - bright living room with an open-plan fitted kitchen - 3 bedrooms - 2 bathrooms - 2 walk-in wardrobes - hallway - utility room

This is an ideal choice for those who appreciate open, sunny interiors rather than a layout divided into many smaller rooms.

Two bedrooms feature large wardrobes accessed through sliding doors.

The spacious kitchen with built-in cabinetry is connected to the dining area and living room, creating a comfortable space for everyday living and entertaining.

The apartment has been tastefully finished, with smooth walls, panel flooring, partly sloped windows and partly PVC windows, as well as preserved and restored wooden beams that add character to the interior.

Located in the attic of a historic townhouse. The facade has been restored, and the staircase has been renovated.

Monthly maintenance fee, including the renovation fund and advance payment for cold water: **€127 (PLN 550)**.

Heating and hot water are provided by an economical gas boiler.

There is also an option to purchase and adapt the second part of the attic.

An excellent opportunity for investors looking to convert attic spaces into several smaller apartments.

Please contact us to arrange a viewing.

Details

Apartment for Sale – Centrum

- **Property type:** Apartment
- **Area:** 127 m²
- **Building type:** Tenement house
- **Year built:** 1886
- **Condition:** Very good
- **Building condition:** Good
- **Wall material:** Brick
- **Kitchen type:** Open-plan
- **Bathrooms:** 2
- **Access road:** Main road
- **Floors in building:** 4
- **Hot water source:** Gas, dual-circuit boiler
- **Heating:** Gas central heating
- **Basement:** Yes
- **Gas connected:** Yes
- **Internet:** Yes
- **Cable TV:** Yes
- **Appliances:** Fridge, oven, dishwasher, microwave
- **Intercom:** Yes
- **Windows:** Plastic
- **Walk-in wardrobe:** Yes

Nearby amenities: - Park - Kindergarten -
Primary school - University - Public
transport - Pharmacy - Restaurant -
Fitness club - Bank - Playground

Bathroom fittings: Bidet, shower,
washbasin, WC

Property features

Cellar Gas Wardrobe

Stettin

Szczecin is the largest city in northwestern Poland, located on the Oder river and close to the Szczecin Lagoon. It has a large seaport and a historic old town. Worth seeing are the medieval Chrobry Embankment along the river with a view of the harbour, the old town with its town hall, and numerous museums (such as the National Museum). Although not directly on the sea, a maritime atmosphere is felt here thanks to the river and the lagoon. The climate has continental influences but is cool in summer thanks to Baltic winds.

Note

- The first photo in our gallery has been lightly edited to illustrate how the property could look – for example with a different wall colour. The following images show the actual condition of the property.
- The price shown in euros corresponds to the price in złoty, but due to exchange rate fluctuations it is always an approximate value. Our listings always also state the price in złoty, as requested by the seller.

Notes on Polish real estate practices:

- Limited location information: in Poland it is common practice for property listings not to disclose the exact address of the property.
- Floor plans: detailed floor plans are not always provided in listings.

As a real estate agency, we offer comprehensive support to our clients. We represent you as the buyer.

We work with vetted partners (property valuation, tax and legal advice, sworn translations, renovation of properties in need of refurbishment).

For investment properties, we can also take care of property management.

Personal support – transparent, competent, and in English.

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