



## Stylish 4-Room Duplex Apartment with Terrace and Attic in Kołobrzeg

**304,000 € (1,290,000 PLN)**

Year built 2019   4 Rooms   ~103 m<sup>2</sup>

### Description

#### Two-Level 4-Room Apartment with Terrace and Attic Space | Kołobrzeg

For sale: a stylish two-level apartment with a total area of **102.84 m<sup>2</sup>**, located on the **3rd and 4th floors** of a modern building with an elevator, within a closed and monitored residential estate in Kołobrzeg.

The apartment has been finished and furnished to a high standard, using premium materials throughout. Architectural concrete decorates the walls, the floors feature elegant three-layer oak boards, and the bathrooms are fitted with Italian tiles and fittings. The property is sold with **full furnishings and equipment included**.

## Layout

**Level 1 – 53.13 m<sup>2</sup>** - bright and spacious living room with a large balcony window - open-plan, fully equipped kitchen - guest room / additional bedroom - bathroom with shower - hallway - covered terrace of **14.27 m<sup>2</sup>**

**Level 2 – 49.71 m<sup>2</sup>** - master bedroom with walk-in wardrobe - second bedroom - large bathroom with a freestanding bathtub - utility / storage room

## Additional space

A separate attic area of approx. **30 m<sup>2</sup>** adds extra flexibility, featuring a skylight and radiator.

## Highlights

- south-facing terrace
- two bathrooms
- walk-in wardrobe
- attic space
- elevator in the building
- garage available
- closed, monitored estate
- beautifully landscaped surroundings with plenty of greenery
- playground on the estate
- suitable for people with disabilities

## Location

Excellent location in Kołobrzeg: - about **5 minutes to the city center** - approx. **3 km to the sea** - close to shops, supermarkets, city swimming pool, nursery schools, hospital, medical facilities, cafés, and bicycle and walking paths

## Additional information

- year of construction: **2019**
- building and apartment condition: **very good**
- wall material: **silicate**

- kitchen type: open-plan
- windows: PVC
- basement: yes
- balcony: 1

Garage space with additional storage is available for **€13,825 (PLN 60,000)**.

## Details

### Apartment for Sale

- **Property type:** Apartment
- **Former price:** PLN 1,330,000
- **Total area:** 102.84 m<sup>2</sup>
- **Ownership form:** Freehold
- **Share in land:** 1
- **Year built:** 2019
- **Condition:** Very good
- **Building condition:** Very good
- **Wall material:** Silicate
- **Kitchen type:** Open
- **Bathrooms:** 2
- **Number of floors (including ground floor):** 5
- **Basement:** Yes
- **Elevator:** Yes
- **Refrigerator:** Yes
- **Oven:** Yes
- **Dishwasher:** Yes
- **Window type:** Plastic
- **Garage:** Yes
- **Walk-in wardrobe:** Yes
- **Accessible for people with disabilities:** Yes
- **Balconies:** 1

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## **Property features**

Cellar Elevator Garage Wardrobe Accessible Balcony

## Kolberg

### Location and overview

Kołobrzeg is a port and spa town in the West Pomeranian voivodeship in northwestern Poland. It lies at the mouth of the river Parsęta on the Baltic. Kołobrzeg has around 47,000 residents and is known as a long-standing seaside resort and sea harbour.

### Beach and spa

The town has extensive sandy beaches stretching along a spit between the sea and the river. Along the beach promenade are spa facilities, cafés and spa houses. Kołobrzeg's healing climate is reinforced by brine baths fed from natural saline springs. The sea dyke with its spa park invites long walks.

### Sights

Kołobrzeg's landmarks include the historic 17th-century lighthouse and remnants of the medieval town fortifications. The old town has a beautiful co-cathedral and numerous villas from the imperial era. Excursion boats depart from the harbour. Kołobrzeg combines urban culture with Baltic flair and has a temperate maritime climate.

## 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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