



Modern 2-Bedroom Apartment with Terrace and Garage in Stobno

224,000 € (949,000 PLN)

Year built 2024 5 Rooms ~119 m²

Description

Apartment in a 2024 Two-Unit Building

This property is located on the upper level of a modern two-unit building completed in 2024 and is offered in developer's standard.

Layout

- Spacious living room with kitchen area: **35.60 m²**
- 2 well-proportioned bedrooms: **10.39 m²** and **9.50 m²**
- Bathroom: **4.51 m²**
- Entrance hall and corridor with built-in niches
- Utility room with space for a washer-dryer stack and additional storage

- Open area for individual arrangement, with the possibility of creating a third bedroom
- Access to a south-facing terrace
- Bright interiors with large sunny windows
- Possibility to create a separate apartment in the attic

Additional Features

- Gas underfloor heating throughout the apartment, with a condensing boiler and hot water tank
- Separate electrical metering
- Prepared kitchen connections for stove, fridge, and sink
- Bathroom with a window and space for a washer-dryer stack
- Fibre-optic internet connection
- Extended electrical installation
- Possibility to control heating zones in each room
- Excellent views of greenery from every window

Technical Standard

- Well-insulated foundation slab with **25 cm XPS**
- Walls insulated with **20 cm graphite polystyrene**
- CAPAROL facade
- Standing seam metal roof with metal gutters
- 3-pane PVC windows by Salamander with trickle vents
- Terraces on insulated supports with stainless steel railings
- Gravity ventilation

Outside Space and Parking

- Possibility to build a carport at the parking space
- Garden area with potential for planting
- Fully fenced property
- **2 parking spaces**
- Garage
- Suitable for disabled access

Location

A quiet and peaceful setting with convenient and fast access to Szczecin city centre. The property is situated on a newly built road with a bicycle path, in the second line of development.

Nearby you will find: - a supermarket - a new school and kindergarten in Mierzyn, just 2 minutes by car - NFZ clinic in Gumieńce or Mierzyn

Easy access to the city centre via Gumieńce, Mierzyn, or Rajkowo.

Details

Apartment for sale

- Property type: Apartment
- Total area: 118.52 m²
- Year built: 2024
- Condition: Developer standard
- Building condition: Developer standard
- Wall material: Silicate
- Kitchen type: Separate
- Bathrooms: 1
- Ground floor: Yes
- Number of floors: 1
- Hot water source: Gas, two-function boiler
- Heating: Gas central heating
- Telephone line: Yes
- Gas connected: Yes
- Internet: Yes
- Cable TV: Yes
- Alarm: Yes
- Monitoring: Yes
- Intercom: Yes
- Window type: Plastic
- Fencing: Full
- Garage: Yes
- Parking spaces: 2
- Garden: Yes
- Disabled access: Yes

Property features

Ground floor Gas Fence Garage Garden Accessible

Stöven

Stobno lies within a strip of about 10 km from the border. Green landscapes and good infrastructure towards Szczecin and neighbouring Germany offer optimal conditions for property buyers.

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.

Dream Estate

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Dream Estate Team