



## Elegant Detached House with Garden and Lake Access in Sławoszewo

**933,000 € (3,950,000 PLN)**

Year built 2000   8 Rooms   ~309 m<sup>2</sup>

### Description

#### Elegant Detached Residence Surrounded by Greenery

Set on a generous 2,976 m<sup>2</sup> flat plot, this exceptional detached residence offers privacy, peace, and a lush natural setting away from the city bustle. At the same time, the property enjoys a convenient location close to local amenities, making it an excellent choice for those seeking a balance between serene surroundings and easy access to the city.

Built in 2000 and fully renovated in 2022, the home presents a refined, modern interior finished to a high standard. The total area is 309.23 m<sup>2</sup>, with a well-planned layout across two levels.

## Key Features

- Detached house
- Total area: 309.23 m<sup>2</sup>
- Usable area: 309.23 m<sup>2</sup>
- Plot area: 2,976 m<sup>2</sup>
- 2-level layout
- 3 bathrooms + 1 separate WC
- 25 m<sup>2</sup> terrace
- Garage for 2 cars
- High standard
- Ideal condition
- Flat, irregular-shaped plot

## Interior Layout

The residence offers spacious and elegant living areas designed for comfort and entertaining:

- **Living room** of 34.41 m<sup>2</sup> with a fireplace and bar area
- **Separate kitchen** with access to a spacious terrace, fitted with top-quality appliances
- **Dining room** of 23.61 m<sup>2</sup> with a large table for 14 guests
- **Study** of 12.76 m<sup>2</sup>
- **Hallway** with a representative staircase leading to the gallery on the upper level
- **Entrance hall** creating an impressive first impression
- **Utility/laundry room** with practical space for heating equipment and laundry
- **Garage converted into a second Italian-style kitchen with a wine cellar**, ideal for cooking and wine lovers
- **Master bedroom** with a private bathroom and terrace access
- **Walk-in wardrobe**
- **2 guest bedrooms**
- **Additional bathroom**
- **Upper-level gallery** connecting the rooms

Room sizes: 23.61 m<sup>2</sup>, 34.41 m<sup>2</sup>, 12.76 m<sup>2</sup>, 17.90 m<sup>2</sup>, 21.34 m<sup>2</sup>, 8.49 m<sup>2</sup>, 21.67 m<sup>2</sup>, 19.55 m<sup>2</sup>

## Comfort and Security

The property is equipped with modern systems to ensure comfort and peace of mind: - Security shutters - Remote-controlled gate - Monitoring system - Alarm system - Intercom - 24/7 security

## Garden and Outdoor Space

The beautifully designed garden is a true highlight of the property. It features a private well, a fountain, and an automatic irrigation system, ensuring year-round beauty and easy maintenance. Surrounded by greenery, it provides a wonderful space for outdoor relaxation and entertaining.

## Technical Details

- Year built: 2000
- Renovated: 2022
- Building condition: ideal
- Construction material: concrete blocks
- Roof: tiled
- Heating: gas central heating, fireplace
- Hot water: dual-circuit gas system
- Utilities: electricity, gas, municipal sewage, municipal water
- Fence: mixed
- Public transport nearby
- Forest nearby
- Lake nearby

A rare opportunity to own a stylish and spacious residence where luxury meets elegance and modern comfort blends beautifully with classic charm.

## Details

- **Property type:** House
- **Plot location:** Flat terrain

- **Total area:** 309.23 m<sup>2</sup>
- **Plot area:** 2,976.00 m<sup>2</sup>
- **Plot shape:** Irregular
- **Usable area:** 309.23 m<sup>2</sup>
- **House type:** Detached
- **Year built:** 2000
- **Condition:** High standard
- **Building condition:** Excellent
- **Wall material:** Concrete blocks
- **Kitchen type:** Separate
- **Bathrooms:** 3
- **WC:** 1
- **Room areas:** 23.61, 34.41, 12.76, 17.90, 21.34, 8.49, 21.67, 19.55 m<sup>2</sup>
- **Number of floors (including ground floor):** 1
- **Hot water source:** Gas, two-function boiler
- **Heating:** Gas central heating, fireplace
- **Electricity:** Yes
- **Gas connection:** Yes
- **Sewage system:** Municipal
- **Water supply:** Municipal water
- **Alarm:** Yes
- **Monitoring:** Yes
- **Intercom:** Yes
- **Window type:** Not specified
- **Roof covering:** Roof tiles
- **Fence type:** Mixed
- **Garage:** Yes
- **Parking spaces:** 2
- **Terrace area:** 25 m<sup>2</sup>
- **Nearest forest:** Nearby
- **Nearest lake:** Nearby
- **Public transport:** Nearby

## Property features

Gas    Garage    Garden

## Sławoszewo

Sławoszewo lies in the border zone and combines rural idyll with fast transport connections to Germany. An ideal location for those seeking peace and quiet and for cross-border commuters.

## 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.

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