



Charming Historic 2-Bedroom Apartment in Szczecin's Grabowo District

153,000 € (649,000 PLN)

Year built 1920 2 Rooms ~68 m²

Description

Charming 2-Bedroom Apartment in a Historic Tenement House

We are pleased to present a unique, spacious apartment with a total area of **67.5 m²** (approx. **€15,619**), located in the desirable **Grabowo** district. Set on the **2nd floor** of a historic **1920 tenement house**, this home combines classic architecture with a bright, modern interior and a highly functional layout.

Property Highlights

- **67.5 m²** of well-designed living space
- **2 rooms**
- Functional, through-layout floor plan

- Bright living room with an open-plan kitchen
- Kitchen also has a separate entrance from the hallway, offering the option to fully enclose it or add double sliding doors between the rooms
- Quiet bedroom facing the courtyard, with a built-in storage nook that can serve as a small wardrobe
- Bathroom with shower, WC, and washbasin
- Hallway with a recessed area that can easily be converted into a utility space with a washing machine and dryer
- **PVC windows** in excellent condition
- Windows facing **north, east, and south**
- **320 cm** ceiling height
- Interior finished to a very good standard, with a recent renovation including:
 - full replacement of electrical and plumbing systems
 - new walls and floors
 - new kitchen and bathroom
 - new anti-burglary entrance door and interior joinery
 - new lighting

Building & Amenities

- Characteristic brick tenement building with a façade restored a few years ago
- Stairwell is planned for renovation; it is currently in good condition
- Large basement, comparable in size to the bedroom
- On-street parking available next to the building
- No paid parking zone
- Monthly maintenance fee for 2 people, including water advances and renovation fund: **PLN 500** (approx. **€115**)

Comfort & Equipment

- Electric instantaneous hot water
- Electric heating
- Refrigerator included
- Washing machine included
- Microwave included

- Intercom system

Excellent Location

This is a superb location for anyone looking for comfortable city living. Nearby you will find shops, a bakery, pharmacy, church, school, swimming pool, services, beauty salons, and more. Public transport is very convenient, with bus lines **53, 58, 59, 60, 67, 68, 101, 107** and tram lines **5, 6, and 11** close by.

The **Galaxy shopping centre** is just **3 minutes away by car** or about **10 minutes on foot**. **Żeromski Park** is less than **600 m** away, and **Wały Chrobrego** and the **Polish Theatre** are also within easy reach.

A perfect offer for those who value urban lifestyle, comfort, and the charm of a historic building.

Details

Apartment for sale | Grabowo

- **Type:** Apartment
- **Area:** 67.50 m²
- **Building type:** Tenement house
- **Year built:** 1920
- **Condition:** Excellent
- **Wall material:** Brick
- **Kitchen:** With a window
- **Bathrooms:** 1
- **Number of floors in building:** 3
- **Floor height:** 320 cm
- **Hot water source:** Electric instantaneous water heater

- **Heating:** Electric central heating
- **Appliances:** Refrigerator, washing machine, microwave
- **Intercom:** Yes
- **Windows:** Plastic
- **Flooring:** Panels, tiles, parquet

Nearby amenities: - Swimming pool - Park - Shop - Nursery - Kindergarten - Primary school - University - Public transport - Pharmacy - Restaurant - Fitness club - Hospital - Bank - Playground

Property features

Cellar Garden

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.

Dream Estate

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