



3-Room Apartment with Terrace and Basement in Szczecin Dąbie for Sale

177,000 € (750,000 PLN)

Year built 1946 3 Rooms ~77 m²

Description

3-Room Apartment with Terrace and Large Basement in Dąbie

We are pleased to present a **3-room apartment** with a living area of **77.01 m²** (PLN 77.01 m²), located on the **ground floor** of a **1946 two-family house** in the Dąbie district.

Layout

The apartment comprises: - a spacious living room - a bedroom with access to the terrace - a second bedroom with a street-facing window - a bathroom with WC - an entrance hall

Additional space

A major advantage of this property is the **separate basement** of **73.92 m²** (PLN 73.92 m²), with its own entrance and a separate land and mortgage register. It offers excellent potential for adaptation into a **garage** or **utility/social rooms**.

The **total area of the apartment and basement exceeds 150 m²**.

Condition and features

The apartment is in **good condition** and needs only light refreshing. The walls are smoothed and painted. Floors in the rooms and hallway are finished with panels, while the corridor, kitchen, and bathroom feature ceramic tiles.

Additional highlights include: - plastic windows with Venetian-style reflective glass - anti-burglary shutters - intercom - internet and cable TV access - insulated building

The property has **a separate entrance** and windows facing **east, south, and west**, making it exceptionally bright throughout the day. The spacious terrace overlooks the garden.

Plot and outdoor space

The apartment includes access to a plot with: - a gazebo - parking space for 2 cars - a garden

Costs and ownership

- **No monthly rent/administrative fee**
- only two families live in the building
- **full ownership with a land and mortgage register**

Location

An excellent location close to: - schools and kindergarten - medical clinic and pharmacy - DOMUS shopping center - Biedronka and Lidl supermarkets - bus stops - the public bathing area by Lake Dąbie - green recreational areas for walks and relaxation

This property is an excellent choice for: - an investment for rental income - comfortable family living - office or service use

A great opportunity for those seeking space, privacy, and a peaceful environment close to nature.

Details

Apartment for Sale - Dąbie

Property type: Apartment

District / estate: Dąbie

Total area: 77.01 m²

Ownership type: Freehold

Building type: House

Year built: 1946

Condition: To refresh

Wall material: Brick

Kitchen type: With window

Kitchen area: 8.12 m²

Bathroom count: 1

Bathroom area: 3.72 m²

Rooms: 29 m², 20 m², 14 m²

Floor: Ground floor

Number of floors: 2

Ceiling height: 2.75 m

Utilities and features

- Gas-fired dual-function boiler
- Gas heating
- Basement
- Connected gas supply
- Refrigerator

- Washing machine
- Oven
- Intercom
- Laminate flooring
- Full fencing
- Garage
- Garden
- 1 balcony
- Terrace
- 1 terrace

Nearby

- Park nearby
- Forest nearby
- River nearby
- Lake nearby
- Shop nearby
- Kindergarten nearby
- Primary school nearby
- PKP railway station nearby
- Marina nearby
- Public transport nearby
- Pharmacy nearby
- Playground nearby

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Property features

Ground floor Cellar Gas Fence Garage Garden Terrace

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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