



Spacious 66.61 m² Apartment with Large Balcony in Gumieńce, Szczecin

182,000 € (770,000 PLN)

Year built 2017 3 Rooms ~67 m²

Description

Spacious Apartment with Large West-Facing Balcony in Gumieńce

This **66.61 m² apartment** is located on the **3rd floor** of a building completed in **2017**. With a neutral interior design, it offers a great foundation for arranging the space to suit your own style and needs. A **large west-facing balcony** creates the perfect spot for relaxing and enjoying an afternoon coffee.

Property highlights

- **66.61 m²** of living space
- **3rd floor**
- Very functional layout with separate rooms

- Spacious hallway with a built-in wardrobe
- Bathroom with bathtub, washbasin and toilet
- Bedroom 1 with a double bed and built-in wardrobe
- Bedroom 2, currently used as a study, with a built-in wardrobe
- Large, bright living room with kitchenette and a wide balcony door providing plenty of natural light
- Built-in kitchen furniture and appliances: induction hob, oven, fridge and dishwasher
- PVC windows in excellent condition
- Anti-burglary entrance door
- Windows facing **north-west**
- Hot water and heating supplied from the municipal network
- Large balcony
- Storage room
- Spacious stairwell
- Optional purchase of a parking space in the garage hall

Location

The apartment is situated in **Gumieńce**, a peaceful yet well-connected district that offers convenient access to the city's amenities. The **Nowa Cukrownia** estate was designed with resident comfort in mind, featuring wide sidewalks, green areas, modern architecture and playgrounds. It is an ideal location for singles, couples and families alike.

Nearby amenities

- Żabka store – **400 m**
- Gym, barber, bistro and parcel locker – **400 m**
- Gumieńce railway station – **600 m**
- Bus stops for lines **60, 61, 62, 241, 243**
- McDonald's
- Netto and Makro stores
- US Humanities Faculty and US Faculty of Economics

The city centre can be reached in about **15 minutes by car**. Free parking spaces are available on the estate.

If you are looking for an apartment with great potential, a neutral design, a large west-facing balcony and an excellent location, this offer is worth your attention.

Details

Apartment for sale – Gumieńce

- Property type: Apartment
- District / estate: Gumieńce
- Total area: 66.61 m²
- Building type: Block of flats
- Year built: 2017
- Condition: Very good
- Wall material: Concrete block
- Kitchen type: Open plan
- Bathrooms: 1
- Number of floors in the building: 3
- Floor height: 270 cm

Utilities and equipment - Hot water source: Municipal network
- Heating: District heating from the

municipal network

- Refrigerator: Yes
- Oven: Yes
- Dishwasher: Yes
- Electric stove: Yes
- Intercom: Yes
- Window type: Plastic
- Garage: Yes

Nearby - Grocery store: nearby

- University: nearby
- Railway station: nearby
- Public transport: nearby
- Restaurant: nearby
- Fitness club: nearby
- Playground: nearby

Property features

Garage Garden Balcony

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).

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Personal support – transparent, competent, and in English.

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