



Modern End-Terrace House with Garden and 2 Garages in Mierzyn

389,000 € (1,650,000 PLN)

Year built 2007 5 Rooms ~212 m²

Description

Modern End-Terrace House in a Quiet Part of Mierzyn

A beautifully finished, very energy-efficient end-segment house with a total area of **212 m²** and a usable area of **165.39 m²**, set on a **436 m²** rectangular plot. The property offers privacy, comfort, and plenty of space for family living, with landscaped front and rear gardens and open green views beyond the garden.

Built in **2007** and later modernized, the house is finished to a very high standard and includes thoughtful upgrades throughout.

Layout

Ground floor - Entrance hall - Small bathroom with shower and WC - Spacious **37.36 m2** living room with bio-fireplace and access to a **15 m2** terrace and garden - Semi-open, bright kitchen with a window and custom-made fitted furniture - Large garage area with access from the terrace

The ground floor features terracotta flooring and economical underfloor heating powered by a gas boiler. The main living room lighting and one blind can also be controlled via app/WiFi.

First floor - Three rooms: **31.85 m2**, **20.86 m2**, and **17.19 m2** - Two bedrooms with inverter air conditioning, also usable for heating - Balcony access from the rooms - Small lounge with balcony access - Walk-in wardrobe - Boiler room with a Vaillant ecoTEC24 gas condensing boiler and solar hot water system controls

This level combines panels and ceramic tiles with efficient underfloor heating.

Attic - A very sunny room with one panoramic gable window and two roof windows

Garage and outdoor space

- Smaller garage: **16 m2**
- Larger garage: **40 m2**
- Orangerie: **8 m2**
- The larger garage and orangerie were added in 2014
- Two driveways and a spacious entrance area
- Total parking for **4-5 cars**: 2-3 on the property plus 2 outside the fence
- The larger garage offers great potential for conversion into an office, gym, music studio, club room, or other creative use

Additional features

- Very good insulation and a solar collector for domestic hot water
- Gas heating
- Inverter air conditioning with heating function in both bedrooms
- Ceramic POROTHERM construction

- 5-chamber PVC windows
- Concrete tile roof
- Energy certificate available
- Security features include anti-burglary shutters, GERDA certified doors, video intercom, and alarm system connected to a security agency

Location

Located in a peaceful area of Mierzyn with quick access to Szczecin. The house is surrounded by low-rise buildings, and behind the garden there is a meadow and open green space with no development. New NETTO and Biedronka stores are only **300 m** away, and there is convenient bus access to the city.

Available from **03.11.2025**.

Details

Property Type: House

Available From: 03.11.2025

Key Details - Total area: 212.00 m² - Usable area: 165.39 m² - Plot area: 436.00 m² - Plot shape: Rectangle - Ownership of plot: Freehold - House type: End terrace house - Year built: 2007 - Standard: Very good - Building condition: Very good - Wall material: Brick

Rooms & Layout - Kitchen type: With a window - Kitchen area: 13.83 m² - Bathrooms: 2 - Bathroom areas: 7.67+2.28 m² - Room areas: 37.36+31.85+20.86+17.19+10.57 m² -

Number of floors (including ground floor): 2 - Walk-in wardrobe: Yes

Utilities & Equipment - Electricity: Yes - Gas connected: Yes - Internet: Yes - Washing machine: Yes - Oven: Yes - Dishwasher: Yes

Building & Outdoor Features - Roof covering: Concrete roof tiles - Garage: Yes - Parking spaces in garage: 3 - Garden: Yes - Balcony: 1 - Balcony area: 1.7 m² - Terrace: Yes - Number of terraces: 1 - Terrace area: 15 m²

Bathroom Fittings - Washbasin - Washing machine - Heated towel rail - Shower - Toilet - Bathtub

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Property features

Gas Garage Garden Wardrobe Terrace Balcony

Möhringen

Mierzyn is a large and fast-growing village directly bordering Szczecin to the west, part of the Dobra municipality. In recent years it has become a preferred place to live for people commuting to work in Szczecin, characterised by modern infrastructure, new housing developments and good connections to the city. Despite its size, Mierzyn partly retains a village character, offering both proximity to urban amenities and opportunities for recreation in nature.

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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Personal support – transparent, competent, and in English.

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