



Spacious Historic Apartment with Balcony in Szczecin's Prime Location

187,000 € (790,000 PLN)

Year built 1889 4 Rooms ~153 m²

Description

Spacious Apartment with a Large Balcony in a Historic Tenement House on Al. Piastów

A great location next to Plac Szarych Szeregów, combined with a flexible layout, offers many possibilities for adaptation and interior design.

This property was created by combining two separate units, which gives it two hallways, two kitchens, and two bathrooms.

It is an excellent option for an investment project, such as rooms for rent, micro-apartments, or a company headquarters. It will also suit larger families or multigenerational households.

Layout

The apartment has an area of **153.32 m²** and comprises: - 4 large rooms - 2 kitchens - 2 bathrooms - 2 hallways - a utility room

A major advantage is the **large covered balcony**, accessible from 3 rooms.

Additional information

- Located in a historic tenement house from **1889**
- Building in good condition with an attractive facade
- Large basement included
- Brick construction
- Separate kitchen
- Gas connected
- 4-storey building
- Apartment condition: **for renovation**

Finishes and utilities

- Wooden flooring in most rooms
- Tiles and terracotta in the bathrooms
- PVC windows in most rooms
- Heating and hot water from a gas boiler in the first part of the apartment
- Gas heating installed in the second part
- Tiled stove also present

Optional extra

There is an option to purchase a workshop in the building, with an area of approximately **40 m²**.

Monthly fees

Approx. **PLN 610 (€141)** for 2 people, including operating costs, renovation fund, and advance payments for cold water, sewage, and waste collection.

Energy performance

- EU: 100.90 kWh/m²/year
- EK: 149.60 kWh/m²/year
- EP: 168.80 kWh/m²/year
- CO₂ emissions: 0.04 t CO₂/m²/year
- Share of renewable energy in final energy demand: 0.00%

Details

Apartment for sale

Area: City Centre

Total area: 153.32 m²

Property type: Apartment

Building type: Tenement house

Year built: 1889

Condition: For renovation

Building condition: Good

Wall material: Brick

Kitchen type: Separate kitchen

Number of bathrooms: 2

Number of floors: 4

Basement: Yes

Gas supply: Yes

Property features

Cellar Gas 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.

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We work with vetted partners (property valuation, tax and legal advice, sworn translations, renovation of properties in need of refurbishment).

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