



## Spacious 69.79 m<sup>2</sup> Apartment with Balcony in Green Arkońskie, Szczecin

**170,000 € (720,000 PLN)**

Year built 1985    4 Rooms    ~70 m<sup>2</sup>

### Description

#### Spacious Apartment with Balcony in the Green Arkońskie Estate

For sale: a spacious **69.79 m<sup>2</sup> apartment** located on the **first floor** of a well-kept brick building from **1985**, in a quiet, green area right next to **Arkoński Forest**, close to **Syrenie Ponds** and the **Botanical Garden**. The apartment is available from **31 January 2026**.

The layout was originally four rooms, but one room has been opened up to the kitchen, creating a comfortable dining area. The previous arrangement can be restored if desired, with a separate kitchen and a separate room.

## Layout and features

- **Living room: 18 m<sup>2</sup>** with access to the balcony
- **Bedroom: 10.6 m<sup>2</sup>** with a built-in wardrobe
- **Room: 10 m<sup>2</sup>**
- **Dining area: 10.6 m<sup>2</sup>**
- **Kitchen: 6.2 m<sup>2</sup>**, fully fitted and equipped
- **Bathroom: 2.6 m<sup>2</sup>**
- **Separate WC: 1.1 m<sup>2</sup>**
- **Hallway: 13.1 m<sup>2</sup>** with two built-in wardrobes
- **Balcony: 6 m<sup>2</sup>** with a pleasant green view
- **Cellar: 4 m<sup>2</sup>**

The apartment is in **very good condition** and offers a practical, comfortable layout. It may be sold with the furniture and built-in furnishings remaining.

## Interior highlights

- Security entrance door
- White internal joinery
- PVC windows
- Panels in the rooms and dining area
- Tiled balcony with space for a table and chairs
- Bathroom fitted with a bathtub, washbasin, washing machine, and heated towel rail
- Kitchen equipped with a **60 cm dishwasher, fridge-freezer, gas hob, and electric oven**
- Gas connection, internet, and cable TV available

## Building and surroundings

The apartment is in a **4-storey brick block** in very good condition, with a peaceful setting and plenty of greenery. There is convenient access to **Chopina Street**, and parking spaces are available nearby without a paid parking zone.

The area offers excellent access to daily amenities and leisure options, including: - local shopping and service facilities - bus stops with routes **A, 51, and 92** - many walking and cycling paths - nearby stores such as **Stokrotka, Intermarche, and Eco**

## Monthly charges

- **PLN 972** per month, including advance payments for district heating, hot and cold water, renovation fund, rubbish collection, and sewage disposal.

## Details

### Apartment for sale | Arkońskie Estate

- Type of property: Apartment
- Available from: 31/01/2026
- District/estate: Arkońskie Estate
- Total area: 69.79 m<sup>2</sup>
- Ownership type: Full ownership
- Building type: Block of flats
- Year built: 1985
- Condition: Very good
- Building condition: Very good
- Wall material: Brick

**Bathroom fittings** - Towel radiator -  
Washbasin - Bathtub - Washing machine

**Layout and areas** - Separate kitchen: 6.2 m<sup>2</sup> - Bathroom: 1, 2.6 m<sup>2</sup> - Separate WC: 1, 1.1 m<sup>2</sup> - Rooms: 18 + 10.6 + 10.6 + 10 m<sup>2</sup> - Number of floors: 4 - Floor height: 250 cm - Basement: Yes - Basement area: 4 m<sup>2</sup>

**Amenities** - Gas connected: Yes -  
Internet: Yes - Cable TV: Yes - Fridge: Yes  
- Washing machine: Yes - Oven: Yes -  
Dishwasher: Yes

**Additional features** - Balcony: 1 -  
Balcony area: 6 m<sup>2</sup> - North-facing view:  
Yes - South-facing view: Yes - East-facing  
view: Yes - West-facing view: Yes

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## **Property features**

Cellar   Gas   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).

For investment properties, we can also take care of property management.

Personal support – transparent, competent, and in English.

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