



apartment, Erika 15

Additional info

cable TV, electricity, Furniture available, internet, smart well locked, refrigerator, security door, shower, washing machine, water, separate WC, furnished kitchen, video surveillance, separate rooms, open kitchen, new sewage system, penthouse, courtyard, duplex, high ceilings, new ceiling, central water, fenced area, public transportation

Information

Join the weekly, exclusive Open House and discover your future home! Be sure to pre-register to save your spot. Or contact me and schedule a private viewing. **274 000 €**

Discover this exceptional two-story apartment in a beautifully renovated historic building that once served as a police station in the 1950s. This bright and spacious residence offers a unique living experience with its impressive high ceilings and thoughtful contemporary design.

Object ID:	197833
Transaction:	Sale, apartment
County:	Harju maakond
City/county:	Tallinn Põhja-Tallinna linnaosa
Floor:	3
Number of rooms:	2
Type of heating:	central heating, hydronicunderfloorheating
Year of construction:	1946
Readiness:	Redecorated
Ownership form:	apartment ownership
Cadastral register number:	78401:101:1342
Total area:	65.60 m ²
Area of plot:	0.00 m ²
Energy Class:	B
Sale price:	274 000 €
Price per m²:	4 177 €

PROPERTY HIGHLIGHTS

- Stunning two-level studio with large skylights flooding the space with natural light
- Premium natural wood parquet flooring throughout
- Underfloor heating in both bathrooms
- Efficient central heating system
- Premium location on the border of trendy Kalamaja district
- Energy efficiency class B with remarkably low utility costs
- Dedicated parking space
- Private storage unit on the ground floor
- Secure gated community with automated entrance

BUILDING & RENOVATION

Completely renovated in 2016, this historic structure maintains its character while offering modern amenities. Solid block construction with contemporary plastered finish. Well-insulated construction ensuring minimal heat loss and heat recovery ventilation.

ENERGY EFFICIENCY & RUNNING COSTS

- Energy efficiency class B
- Exceptionally low utility costs:
- Summer: approximately €90 per month
- Winter: approximately €130 per month

LOCATION & LIFESTYLE

- Perfectly positioned for the best of urban living:
- 10-minute walk to Kalamaja Park, Noblessner Port City, and Maritime Museum
 - 20-minute walk to the creative hub of Telliskivi
 - Arsenal Shopping Center right across the street
 - Excellent public transport connections

COMMUNITY AMENITIES

- The gated complex offers:
- Beautifully landscaped courtyard
 - Secure bicycle storage
 - Children's playground
 - Relaxation area with benches
 - Property management

Real estate agent



Kairit Raudla
 kairit.raudla@lvm.ee
 +37256830018

This property represents not only a wonderful home but also a sound investment opportunity in one of Tallinn's most rapidly developing areas.

Contact us today to arrange a viewing of this beautiful property.

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