

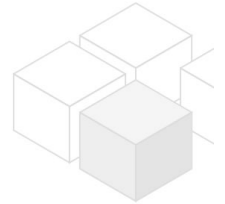
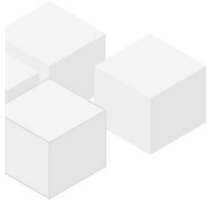
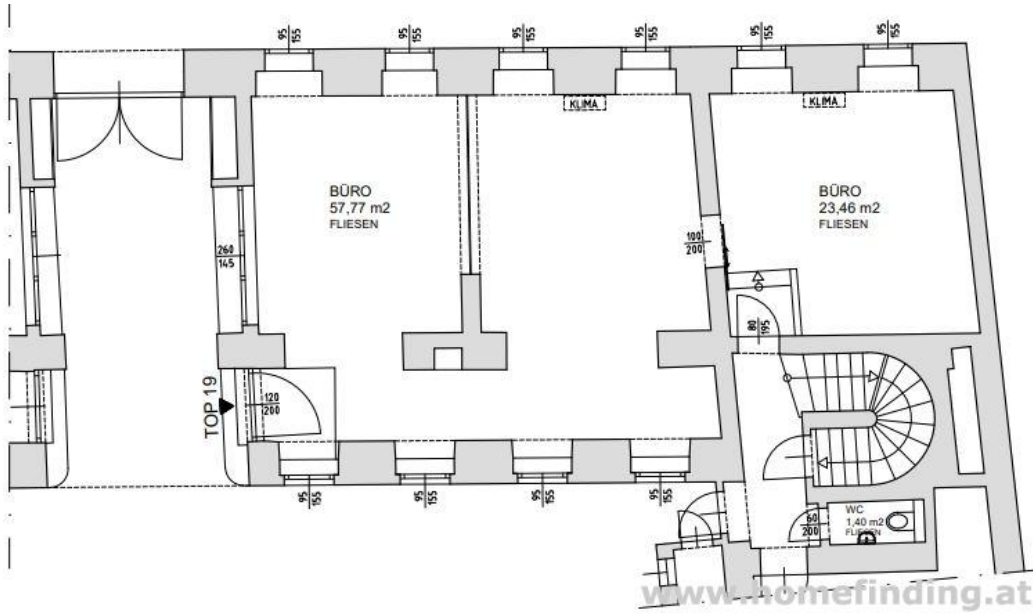
# nice big office

📍 1070 Wien, Proximity: Kaiserstraße, Zieglergasse

€ 1.129,79/month



## Plans



## About Property

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Very nice office is in an old style building (year of construction 1900).

### LOCATION

Site of the apartment guarantees very good connection to the public transport System (U6, 48A, 5) and easy access to all kinds of Shopping facilities.

### PROPERTY

The office has the following rooms:

.Entree  
.2 rooms (57.77m<sup>2</sup>, 23.43m<sup>2</sup>)  
.toilet

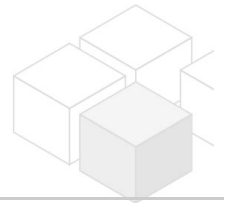
### COSTS:

rent: general maintenance costs and VAT included  
additional monthly costs: € 217,46 for heating and AC maintenance costs  
deposit: 4 gross rents  
commission: 3 rents + 20% VAT

## General

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Property number	11465
Property type	Büro



## Costs

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net rent	€ 741,33
gross rent	€ 889.6
operating cost	€ 240.19
total rent	€ 1.129,79

## Keyfacts

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living area	82.37m <sup>2</sup>
rooms	2
WC	1
Property age	Altbau
condition	sehr gut
Available from	sofort
Contract type	befristet

## Furnishing

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type of heating	Etagenheizung
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Flooring	Fliesenboden
parking	--
kitchen	nein
Klimaanlage	ja

## Energy Performance Certificate

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HWB (kwh/m <sup>2</sup> /Jahr)	119
HWB Energieklasse	D

## Lage

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Verkehrsanbindung	U6, 48A, 5
Nähe	Kaiserstraße, Zieglergasse

