

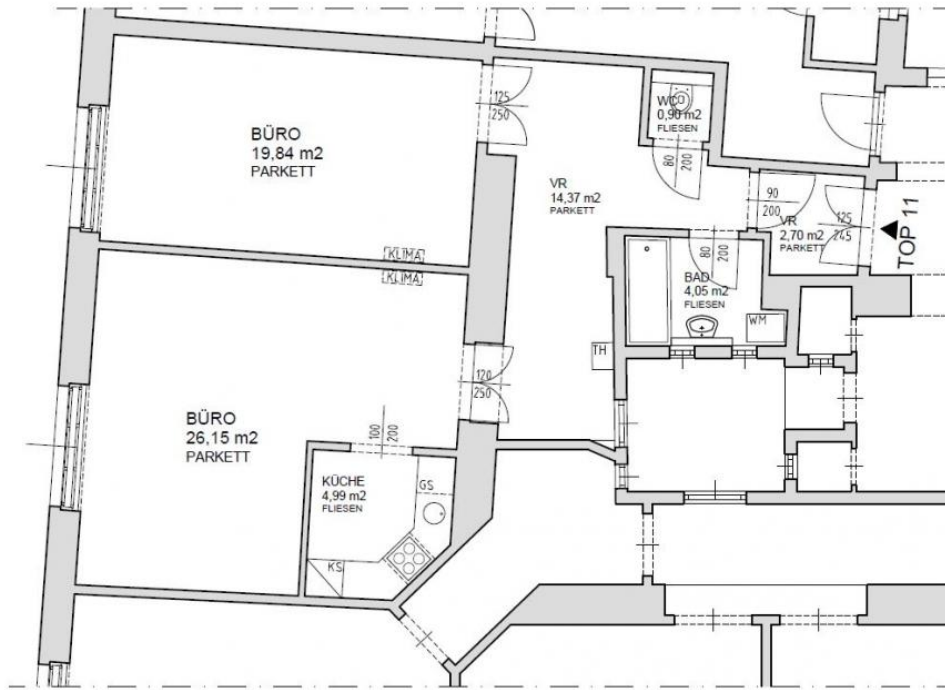
nice office in old style building at Josefstädterstraße

📍 1080 Wien, Proximity: Bennogasse, Albertgasse, Florianigasse, Cafe Hummel

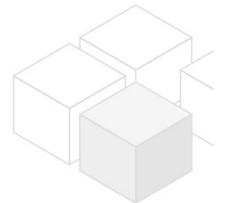
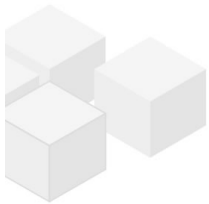
€ 1.727,47/month



Plans



www.homefinding.at



About Property

Nice office in a building from 1914 - close to Josefstädter Straße/ Cafe Hummel.

LOCATION

Shops, restaurants, supermarkets can be found nearby. Public lines are just around the corner and offer a quick connection to other districts.

PUBLIC TRANSPORT

U6, 5, 2, 33

PROPERTY

The office has following rooms:

- .entree
- .2 office rooms
- .small kitchen
- .bathroom (shower)
- .separate toilet

equipment:

- .wooden and tiled floors

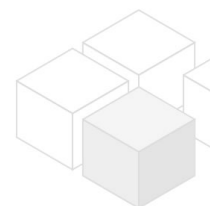
COSTS

rent: general maintenance costs, elevator and VAT included

deposit: 4 gross rents

commission: 3 rents + 20% VAT

stamp fee/ contract tax: due to law



General

Property number	11684
Property type	Büro

Costs

net rent	€ 1.277,50
gross rent	€ 1533
operating cost	€ 194.47
total rent	€ 1.727,47
Kaution	€ 6910

Keyfacts

Nutzfläche	73m ²
rooms	2
bath	1
WC	1

Property age	Altbau
condition	sehr gut
Available from	sofort
Contract type	unbefristet

Furnishing

type of heating	Etagenheizung
Flooring	Parkettboden
parking	--
kitchen	ja
elevator	ja

Energy Performance Certificate

HWB (kwh/m ² /Jahr)	100.1
HWB Energieklasse	D

Lage

Verkehrsanbindung Nähe	U6, 5, 2, 33, 13A Bennogasse, Albertgasse, Florianigasse, Cafe Hummel
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