

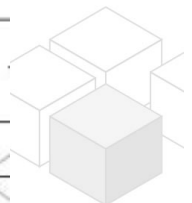
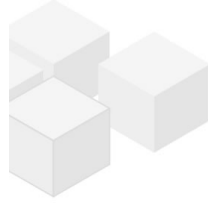
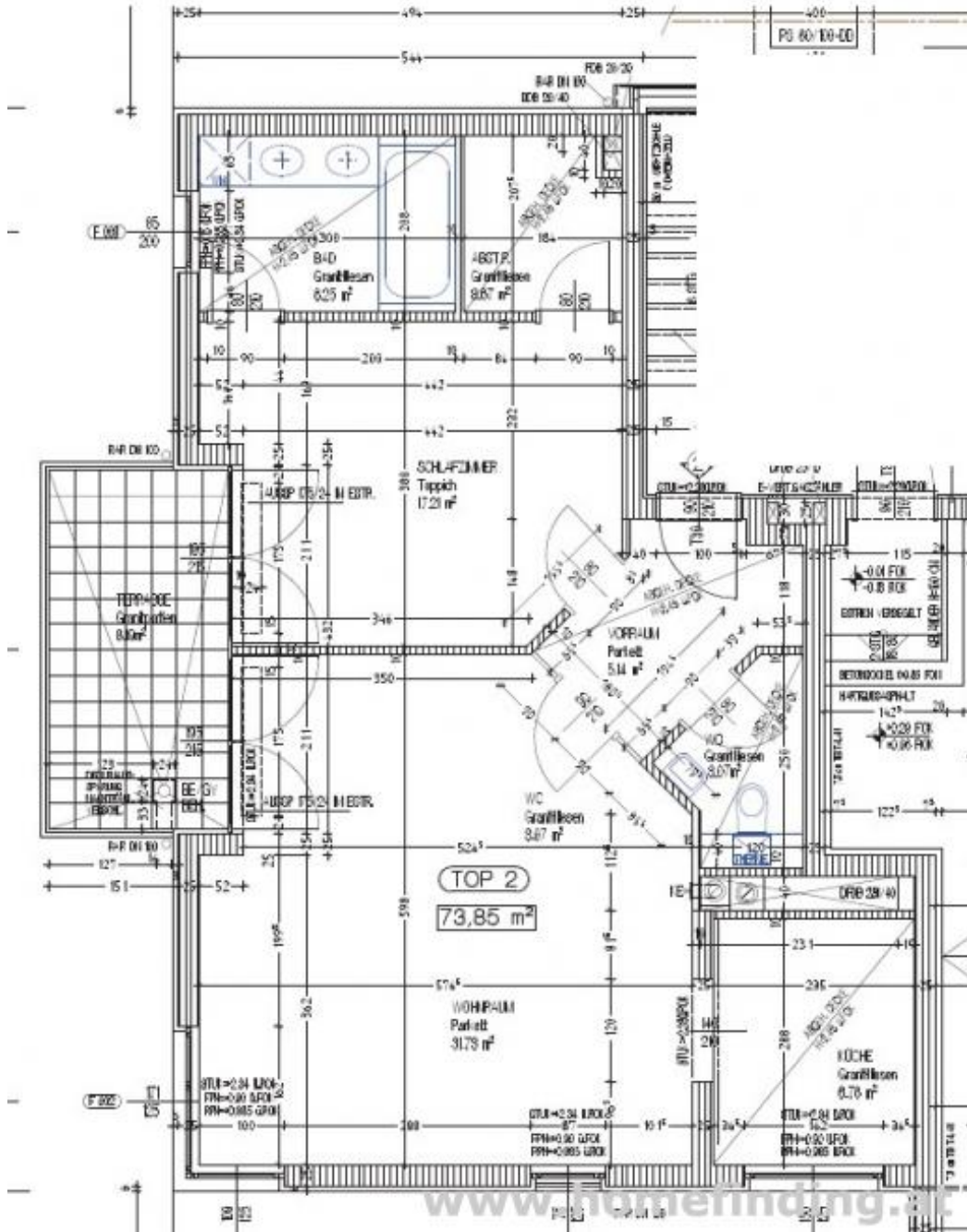
modern 2 rooms with balcony

📍 1130 Wien, Proximity: Wattmannngasse, Tiroler Garten

€ 1.499,72/month



Plans



www.homefinding.at

About Property

Very nice apartment in a modern building close to center of Hietzing.

LOCATION

The location is beautiful: surrounded by calm nature and nice gardens. Shopping possibilities, restaurants, supermarkets, Schloß Schönbrunn are nearby and can be reached by a short walk. The public lines 60, 156B, 56B, 58B connect fast to underground U4/ city center.

PROPERTY

The apartment has following rooms:

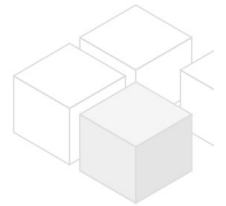
- .central entrance
- .31m² large living dining room with 8m² balcony
- .separate kitchen
- .nice bedroom with walk in closet
- .bathroom (tub)
- .toilet.

equipment:

- .wooden and tiled floors
- .ca 8,20m² balcony
- .in house garage possible: € 149,16/ month

COSTS

- rent: general maintenance costs and VAT included
- deposit: 4 1/2 gross rents
- fee for setting-up the contract: € 600,00



General

Property number	1475
Property type	Wohnung

Costs

net rent	€ 1.130,28
gross rent	€ 1243.31
operating cost	€ 256.41
total rent	€ 1.499,72

Keyfacts

living area	73.85m ²
rooms	2
bedroom	1
bath	1
WC	1

Property age	Neubau
condition	sehr gut
Available from	sofort
Contract type	befristet

Furnishing

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

Energy Performance Certificate

HWB (kwh/m ² /Jahr)	58
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Lage

Verkehrsanbindung Nähe	60, 156B, 56B, 58B Wattmangasse, Tiroler Garten
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