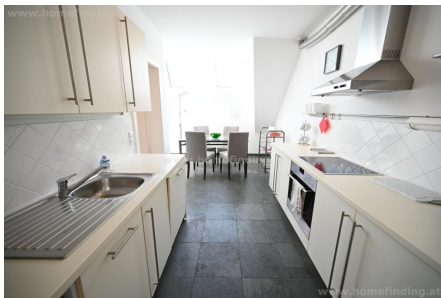


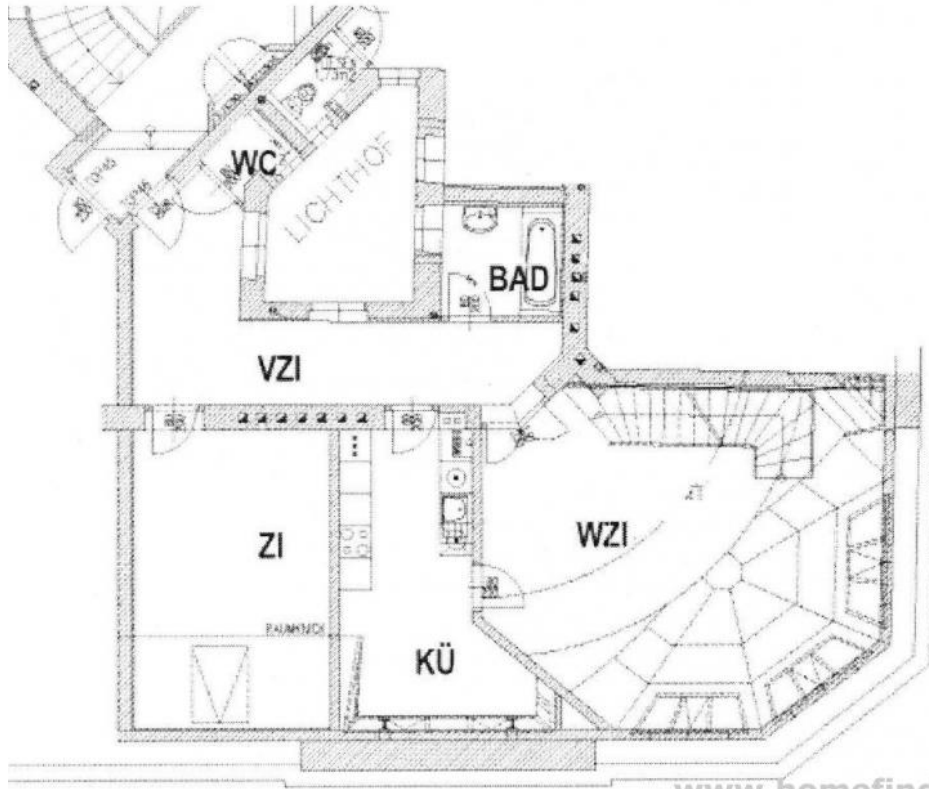
furnished duplex apartment with terrace

📍 1040 Wien, Proximity: Argentinierstraße, Schwarzenbergplatz, Resselpark

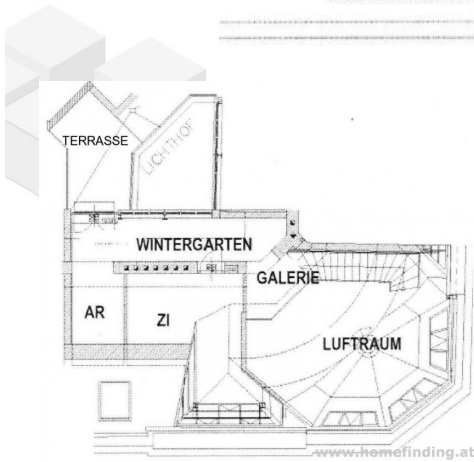
€ 2.602,56/month



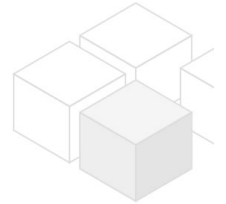
Plans



www.homefinding.at



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About Property

Furnished duplex apartment in central and calm situation and in walkable distance to the Karlsplatz.

LOCATION

Very good infrastructure, U1 can be found almost in front of the building.

PROPERTY

The apartment shows following rooms:

>level 1:

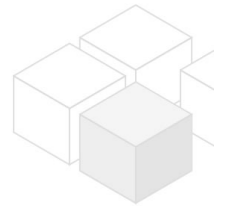
- .entrance
- .big living dining room
- .separate kitchen with window
- .bedroom
- .bathroom with tub
- .separate toilet

>level 2:

- .open room with reading corner and terrace
- .bedroom

equipment:

- .wooden and tiled floors
- .ca 9m² terrace
- .AC



COSTS

rent: general maintenance costs and VAT included

deposit: € 10.000,00

General

Property number	1675
Property type	Wohnung

Costs

net rent	€ 2.010,65
gross rent	€ 2.211,72
operating cost	€ 390,84
total rent	€ 2.602,56

Keyfacts

living area	146m ²
rooms	3

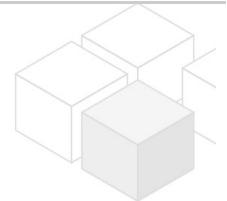
bedroom	2
bath	1
WC	1
Property age	Altbau
condition	sehr gut
Available from	sofort
Contract type	unbefristet

Furnishing

type of heating	Etagenheizung
furnished	ja
Flooring	Parkettboden
parking	--
kitchen	ja
Klimaanlage	ja
Terrasse	1
elevator	ja

Energy Performance Certificate

HWB (kwh/m ² /Jahr)	73.3
HWB Energieklasse	C



Lage

Verkehrsanbindung	U1, 1, 62, D, 71
Nähe	Argentinerstraße, Schwarzenbergplatz, Resselpark