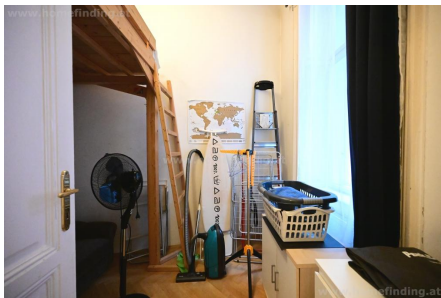


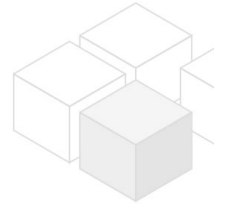
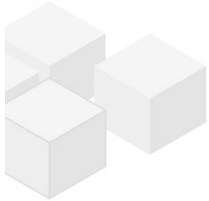
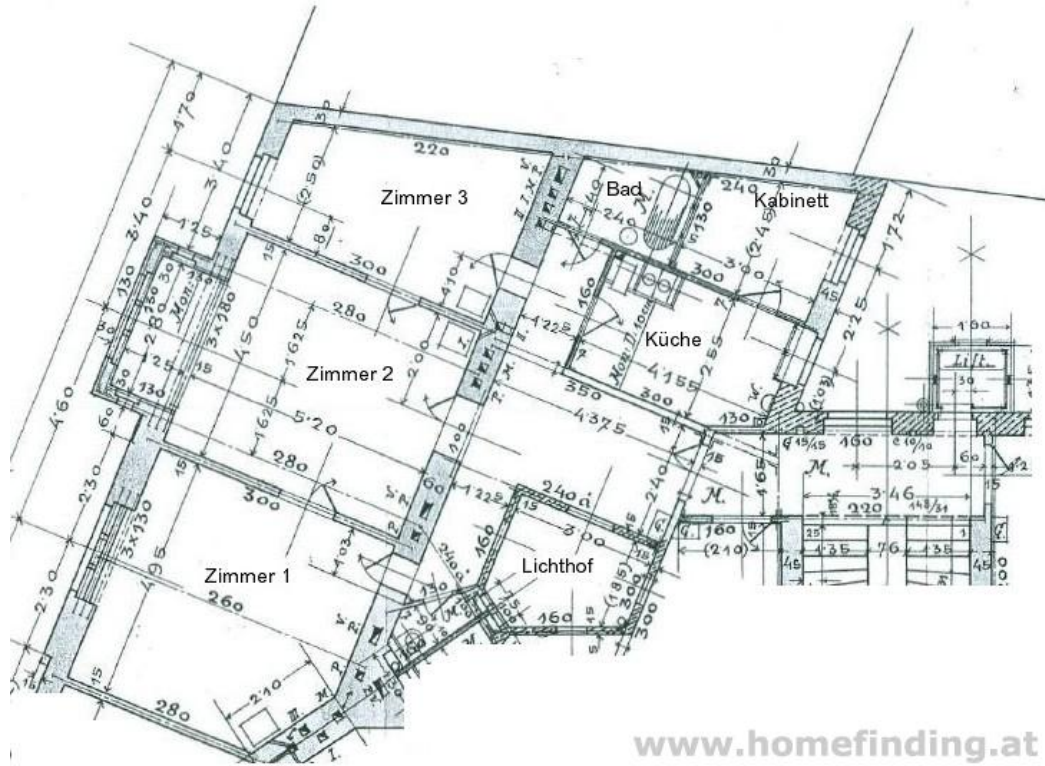
# oldstyle apartment near Lerchenfelderstraße

📍 1080 Wien, Proximity: Piaristengasse, Lerchenfelderstraße, Josefstadt

€ 1.506,91/month



## Plans



## About Property

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nice oldstyle apartment in well maintained building.

### LOCATION

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

### PUBLIC TRANSPORT

46, 13A, 48A

### PROPERTY

The apartment has following rooms:

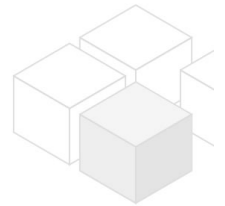
- .entree
- .kitchen
- .living room
- .2 bedrooms
- .small room
- .bathroom (tub)
- .separate toilet

### EQUIPMENT

- .wooden and tiled floors

### COSTS

rent: general maintenance costs, furniture (kitchen) and VAT included  
deposit: 3 gross rents



## General

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Propertynumber	1984
Property type	Wohnung

## Costs

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net rent	€ 1.105,79
gross rent	€ 1216.37
operating cost	€ 248.54
outher operating costs	€ 42
total rent	€ 1.506,91

## Keyfacts

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living area	110.94m <sup>2</sup>
rooms	4
bedroom	3
bath	1

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WC	1
Property age condition	Altbau sehr gut
Available from	01.02.2025
Contract type	befristet

## Furnishing

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

## Energy Performance Certificate

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HWB (kwh/m <sup>2</sup> /Jahr)	304.4
HWB Energieklasse	G

## Lage

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Verkehrsanbindung Nähe	46, 13A, 48A Piaristengasse, Lerchenfelderstraße, Josefstadt
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