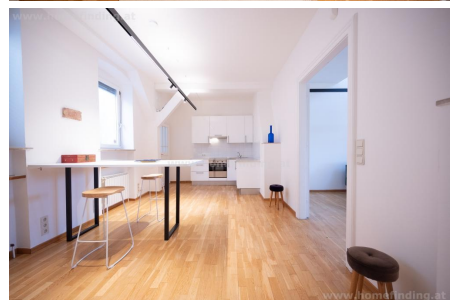


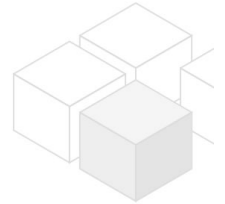
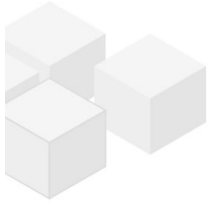
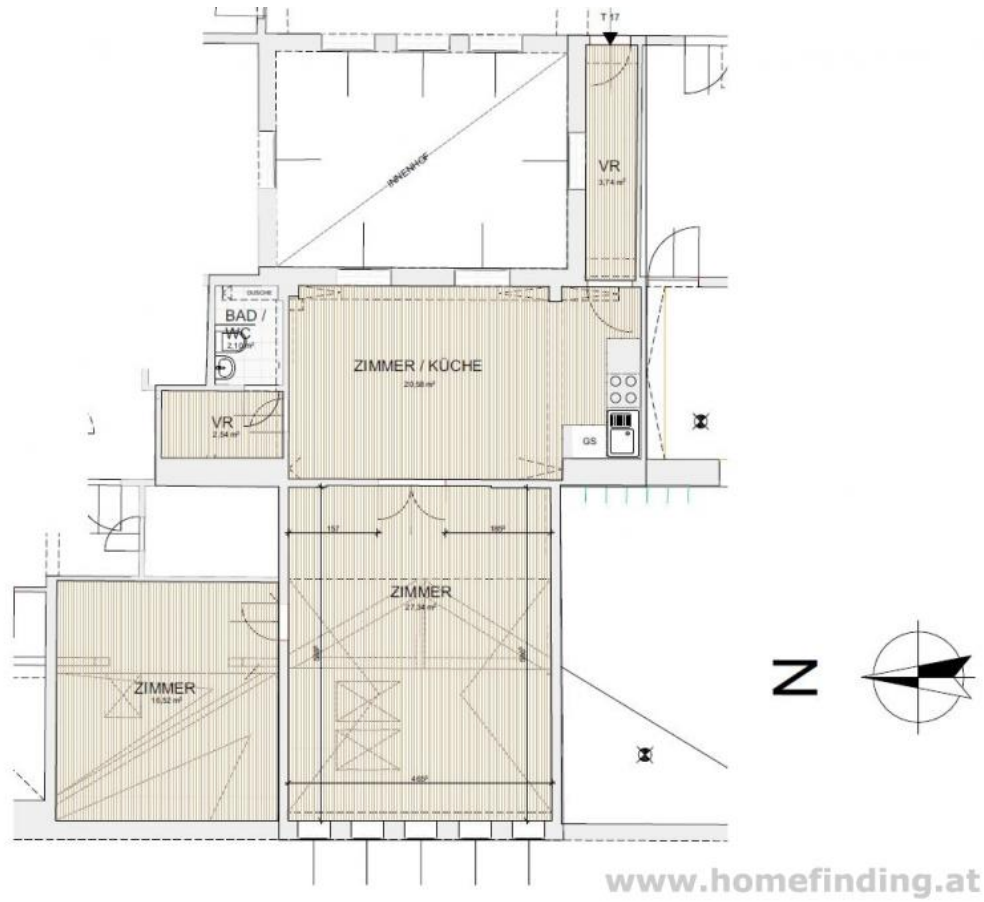
## 2 room apartment close to Florianigasse

📍 1080 Wien, Proximity: Laudongasse, Alserstraße

€ 1.540,-/month



### Plans



## About Property

---

This flat is situated on the attic of an old Viennese building close to Altes AKH, Alserstraße.

### LOCATION

Shops, restaurants and public transport means can be reached by a short walk.

### PROPERTY

The apartment has following rooms:

- .entree
- .nice living room
- .eat in kitchen
- .bedroom
- .bathroom with shower + toilet.

### equipment:

- .wooden and tiled floors
- .AC
- .furniture possible

### COSTS

rent apartment: Euro 1540,00 general maintenance costs and VAT (10%) included

rent office: Euro 1.680,00 general maintenance costs and VAT (20%) included

deposit: 3 gross rents

## General

---

Property number	4142
Property type	Wohnung

## Costs

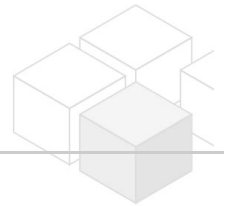
---

net rent	€ 1.200,-
gross rent	€ 1320
operating cost	€ 220
total rent	€ 1.540,-

## Keyfacts

---

living area	70m <sup>2</sup>
rooms	3
bedroom	1
bath	1
WC	1
Property age	Altbau
condition	sehr gut



Available from	sofort
Contract type	befristet

## Furnishing

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

## Energy Performance Certificate

HWB Energieklasse	D
-------------------	---

## Lage

Verkehrsanbindung	43,44, 33, 5, 13A
Nähe	Laudongasse, Alserstraße

