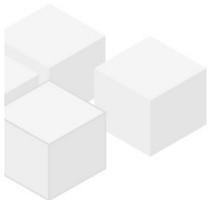


# great 4 rooms + garden | walking distance to U4 Ober St Veit

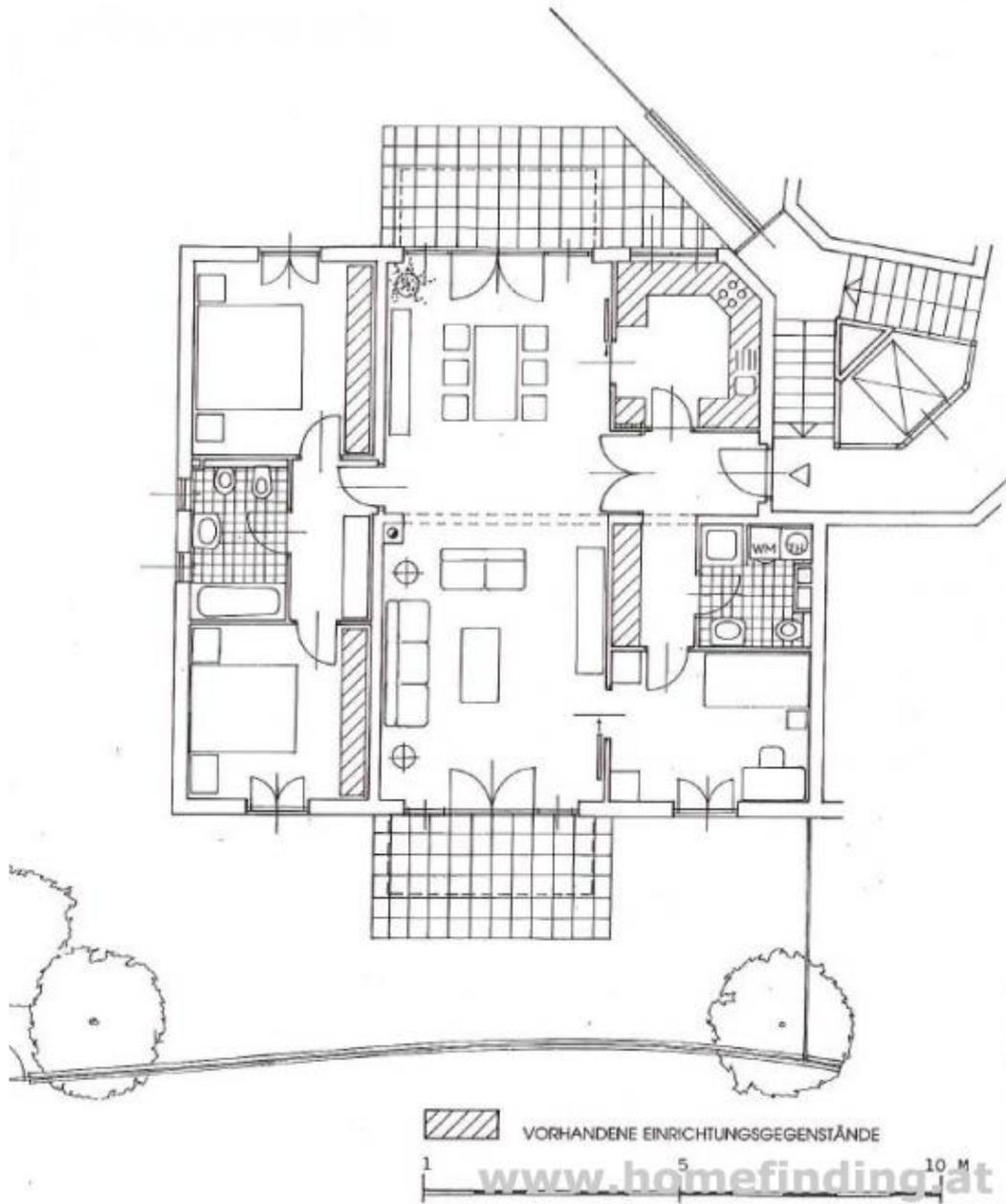


📍 1130 Wien, Proximity: Strecker-Platz

€ 2.300,-/month



## Plans



## About Property

nice apartment in a calm neighbourhood, just a few minutes walk from the underground station Ober St.Veit

### LOCATION

Shops, restaurants, supermarkets etc can be found nearby. U4 connects with city centre.

### PROPERTY

It is on the ground floor and shows following rooms:

- .entrance
- .living dining romm with 2 terraces/ access to the garden
- .separate kitchen
- .3 nice bedrooms
- .bathroom with tub and toilet
- .bathroom with shower and toilet

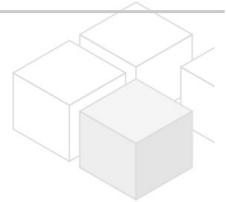
### COSTS

rent: general maintenance costs and VAT included

deposit: 4 gross rents

## General

Property number	704
Property type	Wohnung



## Costs

net rent	€ 1.754,57
gross rent	€ 1930.03
operating cost	€ 369.97
total rent	€ 2.300,-

## Keyfacts

living area	115m <sup>2</sup>
Grünfläche	350m <sup>2</sup>
rooms	4
bedroom	3
bath	2
WC	2
Property age	Neubau
condition	sehr gut
Available from	sofort
Contract type	befristet

## Furnishing

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type of heating	Etagenheizung
Flooring	Parkettboden
parking	Garage
kitchen	ja
Terrasse	1
elevator	ja

## Energy Performance Certificate

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HWB Energieklasse	C
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## Lage

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Verkehrsanbindung	U4, 53A, 54A, 54B
Nähe	Strecker-Platz

