

## furnished 2 room apartment

📍 1060 Wien, Proximity: Museumsquartier

€ 1.900,- /month



## Plans



## About Property

Very nice furnished apartment in an old Viennese building of 1899.

### LOCATION

The building is located close to Mariahilfer Straße in a calm street. Daily shopping possibilities can be reached by a short walk. "Naschmarkt" is nearby and the opera house can be reached by a 7 minutes walk.

### PROPERTY

The apartment itself has following rooms:

- .entree
- .living dining room
- .kitchen
- .bedroom
- .bathroom with tub + toilet

### Equipment:

- .wooden and tiled floors
- .furnished
- .common terrace
- .AC

### COSTS

rent: general maintenance costs and VAT included  
deposit: 3 gross rents

## General

|                 |         |
|-----------------|---------|
| Property number | 11294   |
| Property type   | Wohnung |

## Costs

|            |           |
|------------|-----------|
| total rent | € 1.900,- |
|------------|-----------|

## Keyfacts

|                |                     |
|----------------|---------------------|
| living area    | 66.22m <sup>2</sup> |
| rooms          | 2                   |
| bedroom        | 1                   |
| bath           | 1                   |
| WC             | 1                   |
| Property age   | Altbau              |
| condition      | sehr gut            |
| Available from | sofort              |
| Contract type  | befristet           |

## Furnishing

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

## Energy Performance Certificate

|                    |   |
|--------------------|---|
| HWB Energieklasse  | D |
| fGEE Energieklasse | E |

## Lage

|                           |                                                 |
|---------------------------|-------------------------------------------------|
| Verkehrsanbindung<br>Nähe | U2, U3, U4, Bus, Straßenbahn<br>Museumsquartier |
|---------------------------|-------------------------------------------------|

