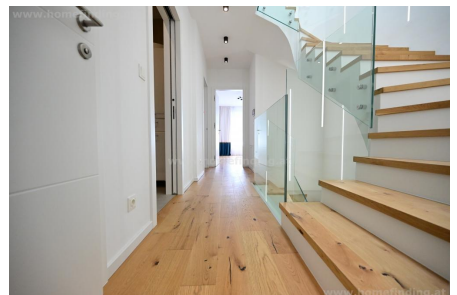
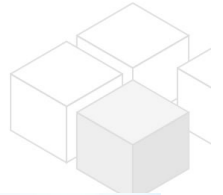


Modern house in Vösendorf: 6 rooms, 2 bathrooms, open air parking, sauna



📍 2331 Vösendorf, Proximity: SCS

€ 3.490,-/month



About Property

Beautiful, modern house in Vösendorf.

LOCATION

The area offers good infrastructure as the SCS is located in the immediate vicinity. The Badner Bahn offers a direct connection to Vienna.

PROPERTY

The house runs over 3 levels and shows following rooms:

>Ground floor:

- .entrance
- .living dining room with fireplace and terrace/ garden
- .open kitchen
- .guest toilet
- .storage room
- .technical room

>first floor:

- .Hallway
- .3 bedrooms
- .Bathroom (tub, shower)
- .Separate toilet
- .storage room

>attic:

- .hallway
- .2 bedrooms - both with terrace
- .bathroom (shower)
- .separate toilet
- .storage room

EQUIPMENT

- .Wooden and tiled floors
- .Terrace with pergola
- .Roof terrace
- .Glass sauna with outdoor shower
- .Garden (approx. 100m²)
- .2 parking spaces with electric charging station

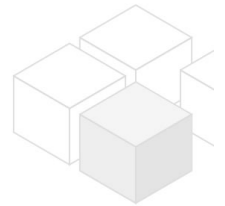
COSTS

Rent: general maintenance costs and VAT included

Deposit: Euro 12,000.00

General

Property number	11722
Property type	Haus



Costs

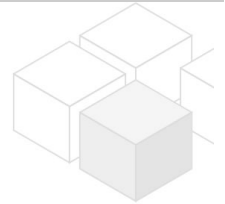
total rent	€ 3.490,-
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Keyfacts

living area	163m ²
Grundfläche	250m ²
Grünfläche	100m ²
rooms	6
bedroom	5
bath	2
WC	3
Property age	Neubau
condition	sehr gut
Available from	Sofort
Contract type	befristet

Furnishing

type of heating	Fussboden
furnished	ja
Flooring	Parkettboden
parking	Freiplatz
kitchen	ja
Terrasse	1
Sauna	ja



Energy Performance Certificate

HWB (kwh/m ² /Jahr)	28.8
HWB Energieklasse	B
fGEE	0.75
fGEE Energieklasse	A

Lage

Verkehrsanbindung	Badner Bahn, A2 / A21 / A23
Nähe	SCS