

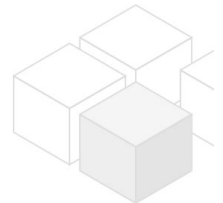
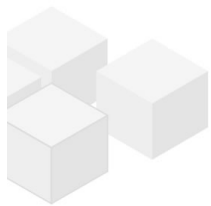
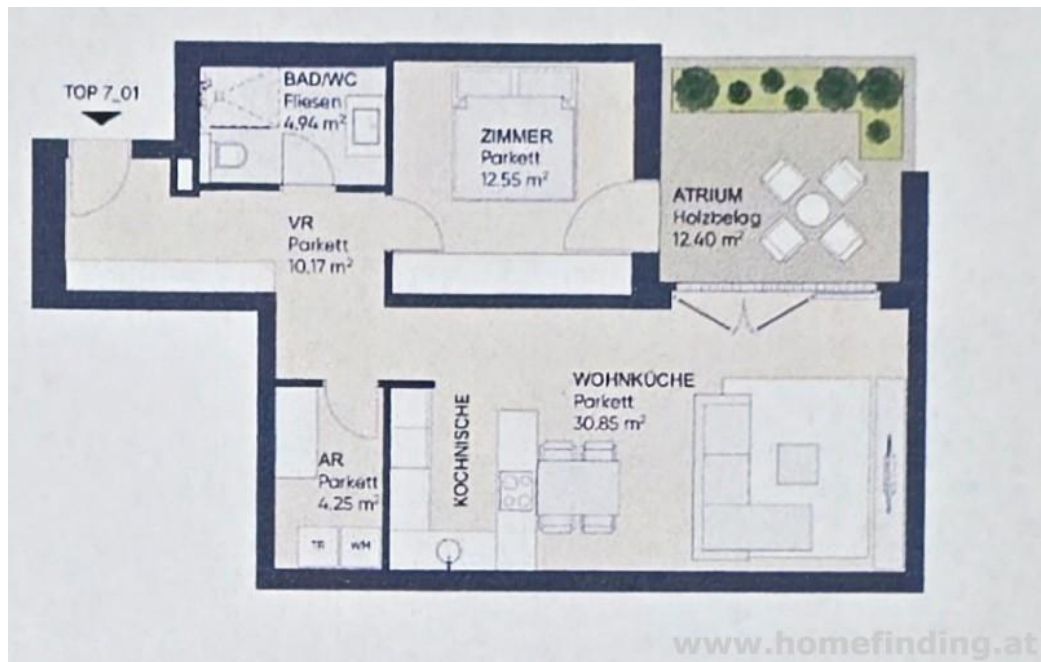
nice 2 rooms with terrace close to Breitenfurter Straße - furnished, garage

📍 1230 Wien, Proximity: Breitenfurter Straße, Brunner Straße, Erlaaer Straße

€ 1.250,- /month



Plans



About Property

furnished 2 rooms with terrace + garage

LOCATION

Shops, restaurants, supermarkets etc. can be found nearby at Breitenfurter Straße. A nice park is closeby. Public lines are just around the corner and connect quickly with other districts or the train station Atzgersdorf

PUBLIC TRANSPORT

60A, 61A, 62A

PROPERTY

The apartment is located on the ground floor and offers following rooms:

- .entree
- .living dining room with open kitchen and terrace
- .bedroom with terrace
- .bathroom (shower, toilet)
- .storage room

EQUIPMENT

- .wooden and tiled floors
- .ca 12,40m2 terrace
- .parking space can be rented separately (€150/month)
- .furniture
- .floor heating
- .basement storage
- .outside blinds
- .furnished



COSTS

rent: general maintenance costs and VAT included
additional monthly costs: € 54,18 for heating
deposit: 3 months

General

Property number	11808
Property type	Wohnung

Costs

net rent	€ 1.031,11
gross rent	€ 1134.22
operating cost	€ 115.78
total rent	€ 1.250,-

Keyfacts

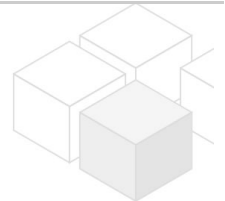
living area	62.76m ²
Nutzfläche	75.16m ²
rooms	2
bedroom	1
bath	1
WC	1
Property age	Neubau
condition	sehr gut
Available from	sofort
Contract type	befristet

Furnishing

type of heating	Fussboden
Flooring	Parkettboden
parking	Garage
kitchen	ja
elevator	ja

Energy Performance Certificate

HWB (kwh/m ² /Jahr)	39
HWB Energieklasse	B



Lage

Verkehrsanbindung	60A, 61A, 62A
Nähe	Breitenfurter Straße, Brunner Straße, Erlaaer Straße