

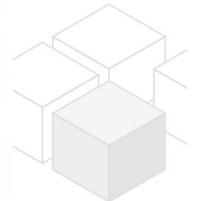
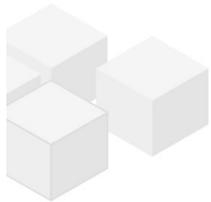
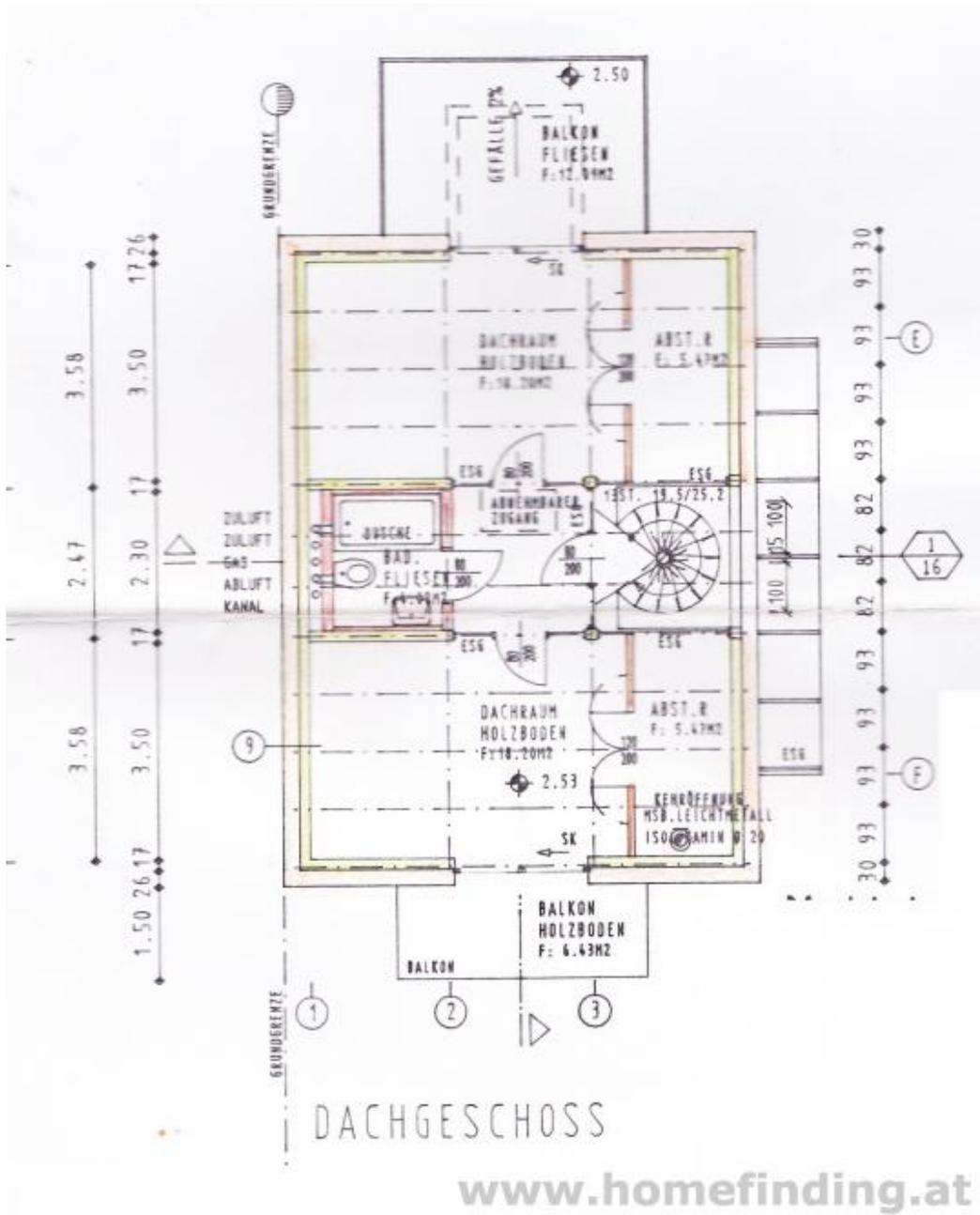
sunny house close to Alte Donau - 4 bedrooms

📍 1220 Wien, Proximity: Benatzkygasse, Alte Donau

€ 3.896,24/month



Plans



About Property

Nice house close to Alte Donau on calm and peaceful neighbourhood.

LOCATION

Shops, restaurants, supermarkets and U1 can be reached by car. The Alte Donau can be reached by a short walk.

PROPERTY

The house has following rooms:

>ground floor:

- .entree
- .living dining room with terrace
- .kitchen
- .toilet.

>first floor:

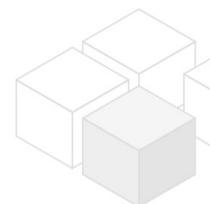
- .hallway
- .2 bedrooms with walk in closet
- .bathroom
- .toilet

>basement:

- .hallway
- .2 bedrooms
- .bathroom

equipment:

- .wooden and tiled floors
- .balcony
- .terrace
- .garden
- .carport
- .AC



COSTS

rent: general maintenance costs and VAT included

deposit: 3 gross rents

General

| | |
|----------------|------|
| Propertynumber | 5999 |
| Property type | Haus |

Costs

| | |
|----------------|------------|
| net rent | € 3.342,04 |
| gross rent | € 3676.24 |
| operating cost | € 220 |

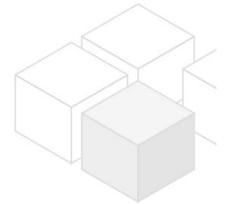
total rent € 3.896,24

Keyfacts

| | |
|----------------|-------------------|
| living area | 170m ² |
| Grünfläche | 500m ² |
| rooms | 5 |
| bedroom | 4 |
| bath | 2 |
| WC | 2 |
| Property age | Neubau |
| condition | sehr gut |
| Available from | sofort |
| Contract type | befristet |

Furnishing

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



Energy Performance Certificate

| | |
|--------------------------------|-------|
| HWB (kwh/m ² /Jahr) | 176.8 |
| HWB Energieklasse | E |

Lage

| | |
|-------------------|---------------------------|
| Verkehrsanbindung | 93a, 25 |
| Nähe | Benatzkygasse, Alte Donau |