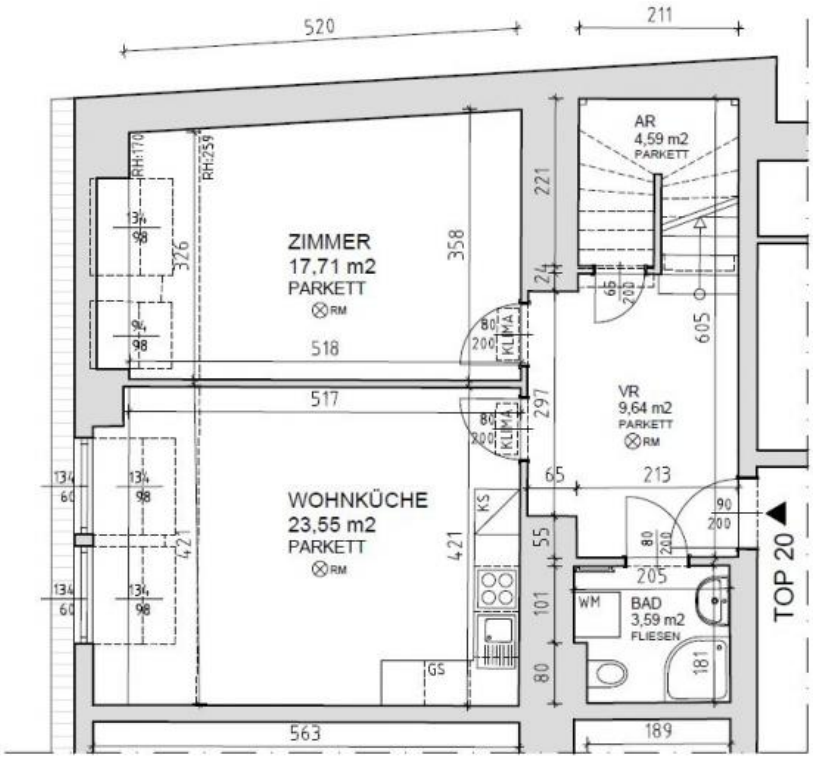
duplex apartment with terrace

1070 Wien, Proximity: Josef Strauß Park, Albertgasse

€ 2.092,81 /month

Plans



1.DACHGESCHOSS

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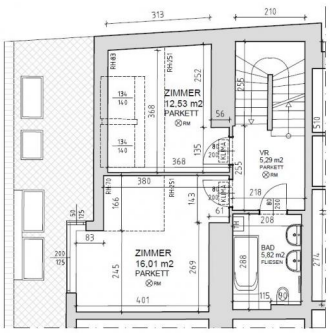

2.DACHGESCHOSS

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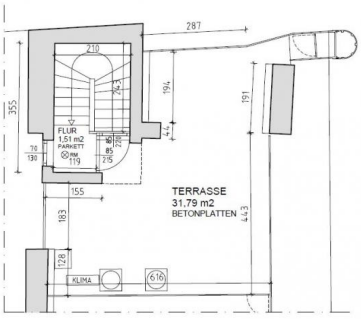

DACHDRAUFSICHT

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About Property

Nice duplex apartment close to Albertgasse. Shops, restaurants, supermarkets can be found nearby, the public lines U6, 5, 46, 48A connect fast with other districts. the apartment has following rooms:

level 1: entree, living dining room with open kitchen, bedroom, bathroom (shower, toilt).

level 2: hallway, 2 bedrooms, bathroom (tub, toilet)

level 3: terrace

equipment: wooden and tiled floors, terrace

rent: general maintenance costs, costs for elevator and VAT included
deposit: € 6990,00
commission: 2 rents + 20% VAT

General

Propertynumber	7357
Property type	Wohnung

Costs

net rent	€ 1.603,84
gross rent	€ 1764.22
operating cost	€ 328.59
total rent	€ 2.092,81
Kaution	€ 8371.24

Keyfacts

living area	100.24m^2
rooms	4
bedroom	3
bath	2
WC	2
Property age	Altbau
condition	sehr gut
Available from	sofort
Contract type	unbefristet

Furnishing

type of heating	Etagenheizung

Flooring	Parkettboden
parking	--
kitchen	ja
Klimaanlage	ja
Terrasse	1
elevator	ja

Energy Performance Certificate

HWB (kwh/m^2/Jahr)	49.30
HWB Energieklasse	B
f_{GEE}	0.97
f_{GEE} Energieklasse	B

Lage

Verkehrsanbindung	U6, 5, 46, 48A
Nähe	Josef Strauß Park, Albertgasse