



2 ZIMMER WOHNUNG, 8010 GRAZ

## Ruckerlberg (near Schillerplatz)

Object number: OUBN1

[View and rent online](#)

<b>Period</b>	06/12/2025 - 06/01/2026
<b>Number of persons</b>	2
<b>Total</b> incl. VAT.	€ 1.675,88
Security deposit	€ 1.300,00

Beautiful, renovated old building apartment, 75m<sup>2</sup>, situated in a quiet green area in the villa quarter at the foot of the Ruckerlberg. Direct access to the garden, very good infrastructure, only 200m to tramway and bus, 20min walking distance to the



### Living space

75m<sup>2</sup>



### Maximum occupancy

2 Persons



### Complete accommodation <sup>?</sup>

1 Private bathroom 1 Separated bedroom



### Ground floor



### Check-in

14:00 - 19:00 Clock



### Check-out

14:00 - 19:00 Clock

## Sleeping options

### Sleeping room



1x Double bed (1,60 m x 2 m)



1x Children/baby bed

## Descripton of accommodation

The apartment consists of a spacious anteroom, a separate toilet, a bathroom with floor-level shower and towel dryer. The bedroom with parquet floor is about 19m<sup>2</sup> with a 1.6m wide wooden double bed and a closet. Parquet flooring is also in the sunny, very spacious living room (36m<sup>2</sup>) with kitchen and bay window. The cozy oriel with the view into the garden invites you to relax. The kitchen is fully equipped with refrigerator, electric stove, oven and dishwasher. There is also a washing machine with integrated dryer. An underfloor heating provides a pleasant living feeling.

Since we live in the same house we can inform you about the best bicycle paths and transport connections, as well as beautiful walking and hiking possibilities.

## Equipment & Features



### Basic equipment

- Garden
- TV
- Private dryer
- Towels
- Vacuum cleaner
- Cleaning utensils
- Internet/Wifi
- Private washing machine
- Bedclothes
- Private toilet
- Iron & ironing board
- Hairdryer



### First supply

- Toilet paper
- Soap
- Fridge filling on request



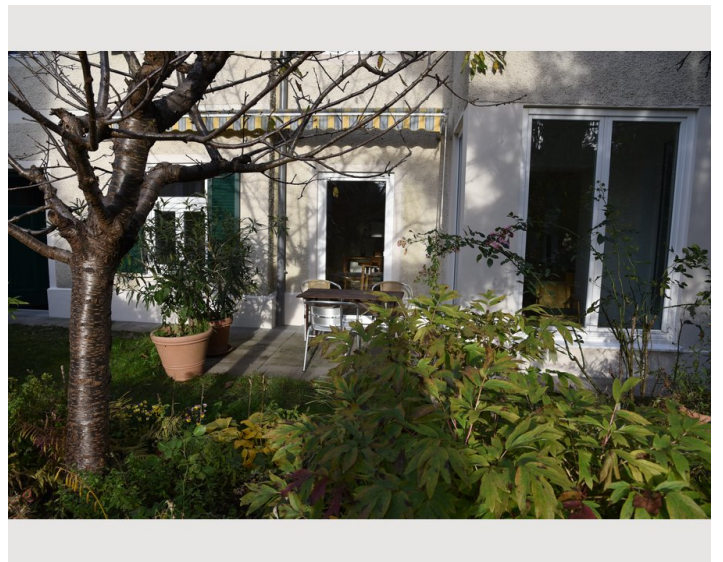
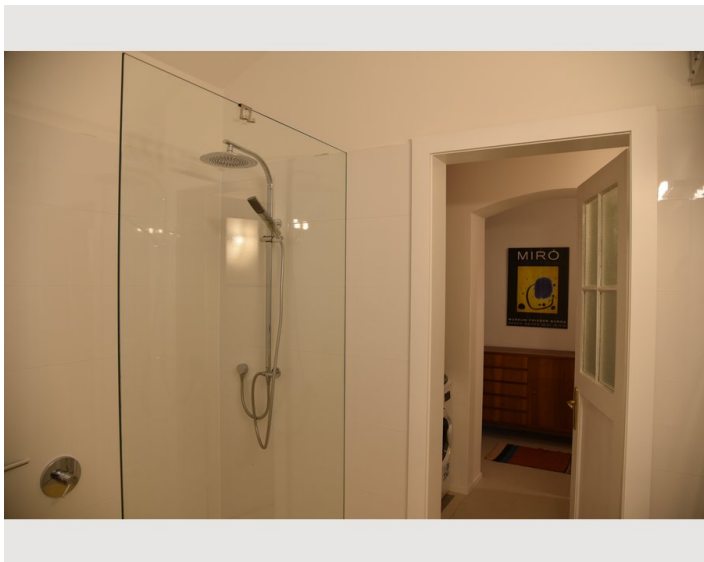
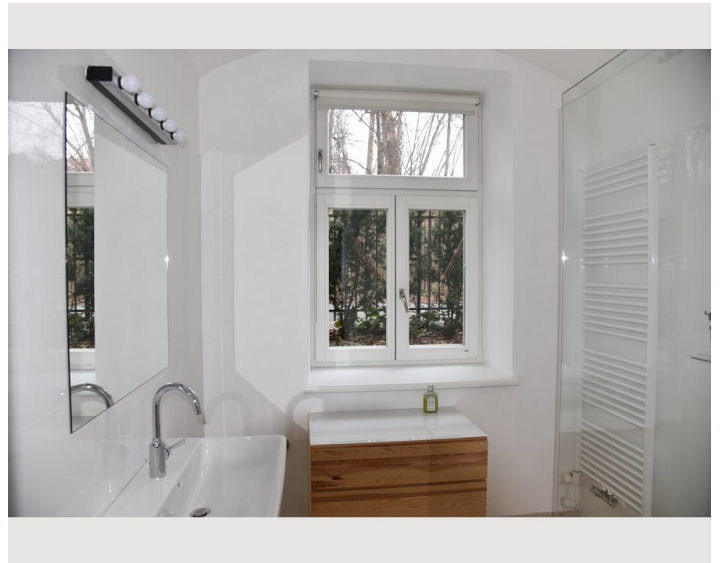
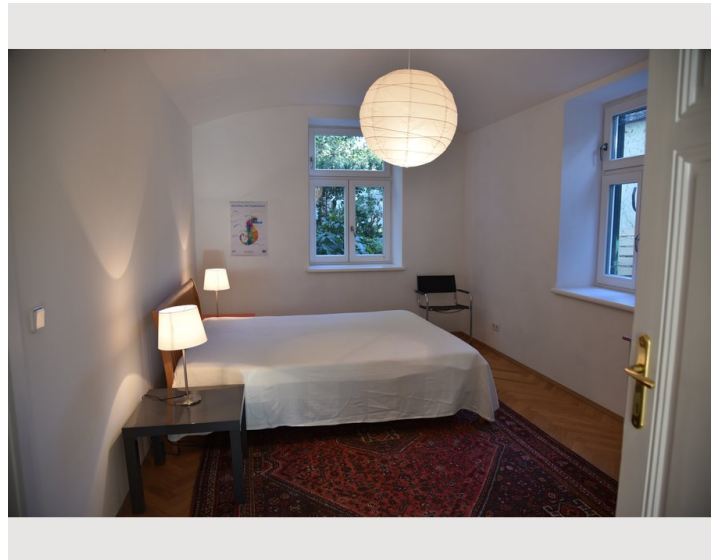
### Kitchen

- Private kitchen
- Cooking utensils
- Glasses/Tableware
- Dishwasher

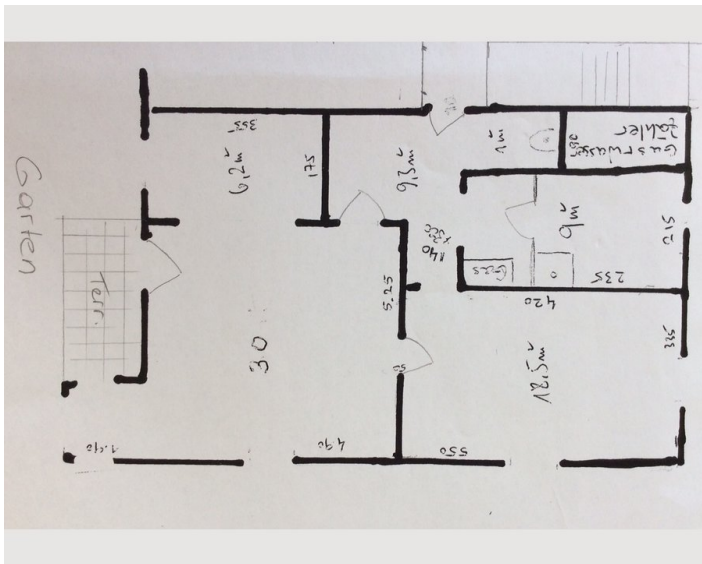
## Informations

- Smoking not allowed
- Private entrance
- Bicycle room free of charge
- Short-term parking zone subject to a charge
- Pets forbidden

## Picture gallery









### Infrastructure

 200m

 20min by car

 8min by tramway, on foot 20min

 Billa, Lidl, Hofer, Spar, Dm app.500m

Only 200m away :

Tram line 3 to the station

Bus line 63 from the school center St.Peter to the university and further to the train station

64 Murpark to the LKH

60 Lustbühel where you can take beautiful walks.

cab rank and TIM car sharing 200m

Pharmacy, pastry store and bakery, post office, RAIKA, yoga studio not further than 500m

The old and new TU, the university, the LKH, the University of Music and Performing Arts can be reached quickly on foot or by bicycle.

Since we are in the same house

The Union indoor swimming pool and sports center is also within 10 minutes walking distance.

[illegible]