

2 ROOM APARTMENT, 4020 LINZ

GARTEN OF EDEN: A different kind of living in a prime central location

Object number: UNQP1

View and rent online

"Garden of Eden": Coming home - and immersing yourself in another world! Fully equipped with lots of love and value ... and with the aim of creating an environment where you can really feel good and switch off. ...

Period	18/11/ - 18/12/2026
Number of persons	2
Total incl. VAT.	€ 2.822,07
Security deposit	€ 2.300,00

Living space
54m²

Maximum occupancy
2 Persons

Complete accommodation
1 Private bathroom 1 Separated bedroom

5. floor
Elevator available

Check-in
10:00 - 13:00 Clock

Check-out
09:00 - 13:00 Clock

Sleeping options

Sleeping room



1x Double bed (1,80 m x 2 m)

Descripiton of accommodation

The motif language of the "Garden of Eden" runs like a red thread through the entire flat. This barrier-free flat is located in the very best city centre of Linz ... on the top floor (5th floor) of a residential and commercial building constructed in 2010. Of course, the lift takes you from the ground floor directly to your own flat door. The spacious entrance area is the central distributor: To the left, facing east, is the bedroom with an "upstream" wardrobe area. To the right, facing east and south, is the wonderful living-, cooking- and dining room. In the bathroom with floor-level XL-shower, you are literally immersed in a jungle. The floor-to-ceiling windows in all rooms underline this very special ambience with lots of daylight. The highlight is the general roof terrace, which is located directly above this flat - a wonderful urban green refuge above the roofs of Linz... with a 360° panoramic view! A bicycle room is available for general use.

Optionally, an XL-parking space can be rented in the building's own underground car park ... also accessible barrier-free by lift.

... the perfect flat for all situations!

Equipment & Features

Basic equipment

- Roof-terrace
- TV
- Private dryer
- Towels
- Garage
- Cleaning utensils
- Internet/Wifi
- Private washing machine
- Bedclothes
- Private toilet
- Vacuum cleaner
- Hairdryer

First supply

- Toilet paper
- Soap
- shampoo
- Nespresso capsules

Kitchen

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

Informations

- Smoking not allowed
- Desk/Workplace
- Pets forbidden
- Bicycle room free of charge
- Short-term parking zone subject to a charge
- Private entrance
- Regular cleaning at extra cost

Additional services

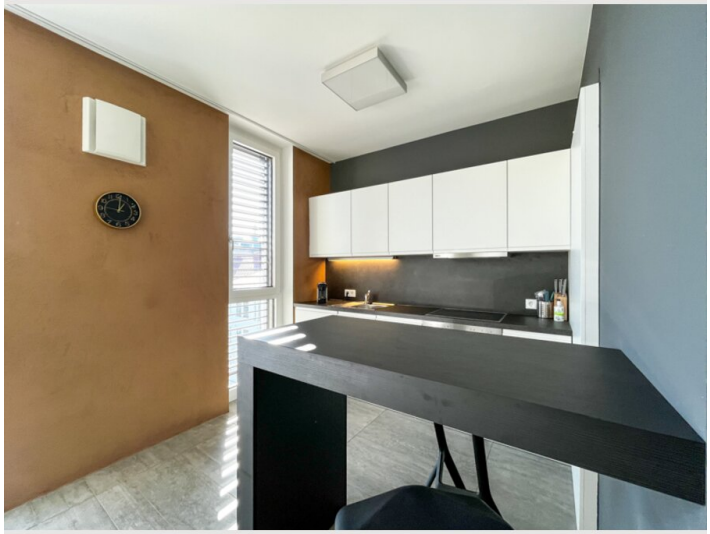
- XL-underground parking space (€ 180,00)
- periodic cleaning (€ 180,00)

All prices are gross per month - billing is done directly with the lessor.

Picture gallery























Infrastructure

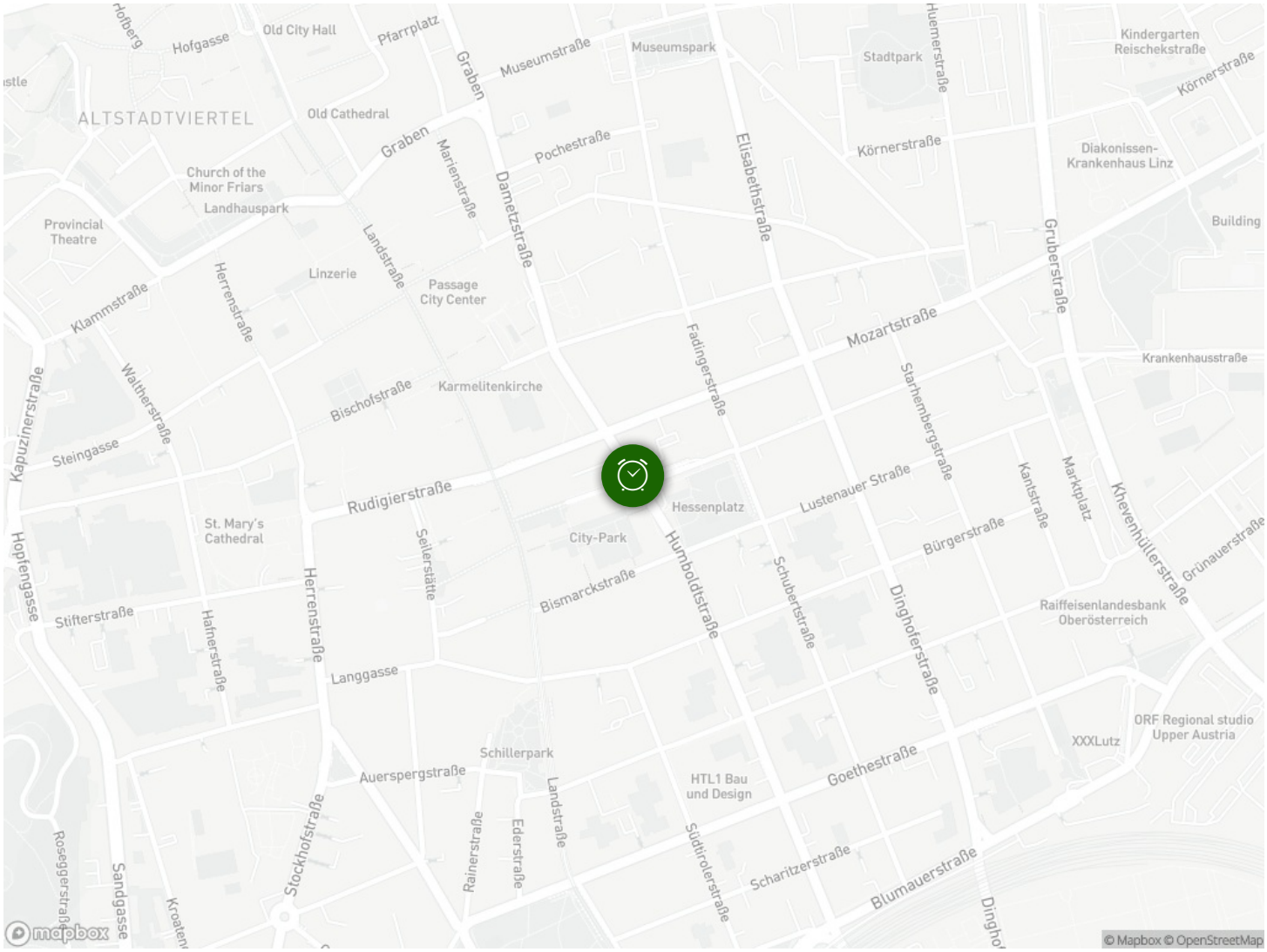
- Hauptplatz, approx. 5 min. by foot
- Shopping center "Linzerie": approx. 4 min. by foot
- Shopping center "Passage": approx. 2 min. by foot
- Shopping center "Atrium City Center": approx. 4 min. by foot
- Bus stop: Graben - 50 m / 1 Min, Straßenbahn & Bus: Taubenmarkt: 350m / 4 Min.
- Railway station, approx. 2km (Tramway from "Taubenmarkt")
- Blue Danube Int. Airport (Linz Hörsching): approx. 13 km

This modern residential & commercial building is located in the very best top location in Linz, only approx. 200m east of the "Landstraße/Taubenmarkt". This means that all the amenities of a city centre location are within walking distance (approx. 2 minutes), such as shopping, culture, restaurants, bars, park, public transport, and much more.
Short-term parking zones are available in front of the house.
The nearest tram stop is only about 3 minutes away on foot (Taubenmarkt).
All Linz hospitals, the music theatre, the Brucknerhaus, Lentos, the Ars Electronica Centre and much more are in the immediate vicinity.

Despite this central location, you can also reach the beautiful recreational area of the Donaulände in no time - this leisure jewel is just a few minutes' walk away: whether jogging, cycling, swimming or simply enjoying yourself...

The global transport connection is also more than perfect, the city motorway is only approx. 3 km away, so you can reach as follows:
Wels approx. 32 km / 30 min,
Vienna approx. 180 km / 2 hrs,
Gmunden / Traunsee approx. 72 km / 50 min.
Salzburg approx. 130 km / 80 min.
Munich approx. 200 km / 2 ¾ hrs.

Location


Hofberg
Hofgasse
Old City Hall
Pfarrplatz
Graben
Museumstraße
Museumspark
Stadtpark
Kindergarten Reischekstraße
Körnerstraße
ALTSTADTVIERTEL
Old Cathedral
Graben
Pochestraße
Elisabethstraße
Diakonissen-Krankenhaus Linz
Church of the Minor Friars
Landhauspark
Marienstraße
Dametzstraße
Provincial Theatre
Landstraße
Linzerie
Passage City Center
Herrenstraße
Klammstraße
Gruberstraße
Building
Mozartstraße
Fadingerstraße
Krankenhausstraße
Kapuzinerstraße
Waltherstraße
Bischofstraße
Karmelitenkirche
Starhembergstraße
Steingasse
Rudigierstraße
Hessenplatz
Lustenauer Straße
Kantstraße
Marktplatz
Khevenhüllerstraße
Grünauerstraße
St. Mary's Cathedral
City-Park
Bürgerstraße
Hopfengasse
Sellerstätte
Humboldtstraße
Schubertstraße
Bismarckstraße
Stifterstraße
Hafnerstraße
Herrenstraße
Dinghoferstraße
Raiffeisenlandesbank Oberösterreich
Langgasse
ORF Regional studio Upper Austria
XXXLutz
Schillerpark
Auerspergstraße
HTL1 Bau und Design
Goethestraße
Stockhofstraße
Landstraße
Südtirolerstraße
Rainerstraße
Ederstraße
Roseggerstraße
Sandgasse
Scharitzerstraße
Blumauerstraße
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