

3 ROOM APARTMENT, 1100 VIENNA

## Cozy art apartment

Object number: YUMQ1

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|                          |                     |
|--------------------------|---------------------|
| <b>Period</b>            | 13/07/ - 13/08/2025 |
| <b>Number of persons</b> | 2                   |
| <b>Total incl. VAT.</b>  | € 2.170,82          |
| <b>Security deposit</b>  | € 1.700,00          |

The apartment consists of three similar sized rooms, approximately 18-20m<sup>2</sup> each. The flat is very lightfilled and friendly, with windows to east and west so you see the sun and the sky for the most day .



### Living space

70m<sup>2</sup>



### Maximum occupancy

6 Persons



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

1 private bathroom 2 Separated bedrooms 1 Living-Sleepingroom



### 2. floor

Elevator available



### Check-in

14:00 - 18:00 Clock



### Check-out

00:00 - 11:00 Clock

## Sleeping options

### Bedroom 1



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

### Bedroom 2



2x Bunk bed

### Living and sleeping



1x Sofa bed (2 persons)

## Descripton of accommodation

The flat is light-filled and friendly, you can see a lot of the sky and there are no buildings in the closer area so you can see the sun and sky all day long. The living -room can be entered from both sleeping-rooms separately as well as the kitchen and the bathroom can be entered from each sleeping room independently.

The heating system and electricity are included within the price, as well as wlan. There is an escalator, so you don't have to walk up stairs, the flat is wheel-chair-accessible. The bathroom offers a shower, also the toilet is located within the bathroom. There is an electrical stove, fridge in the kitchen.

The flat is very calm, only from the living-room you can slightly hear the passing by Street-cars. Due to the thick walls you can't hear the neighbors.

### Equipment & Features



#### Basic equipment

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



#### First supply

- Toilet paper
- Soap
- shampoo



#### Kitchen

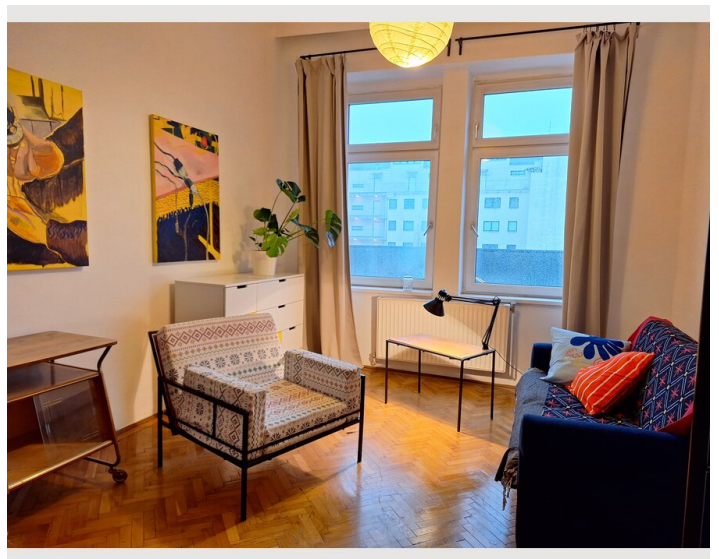
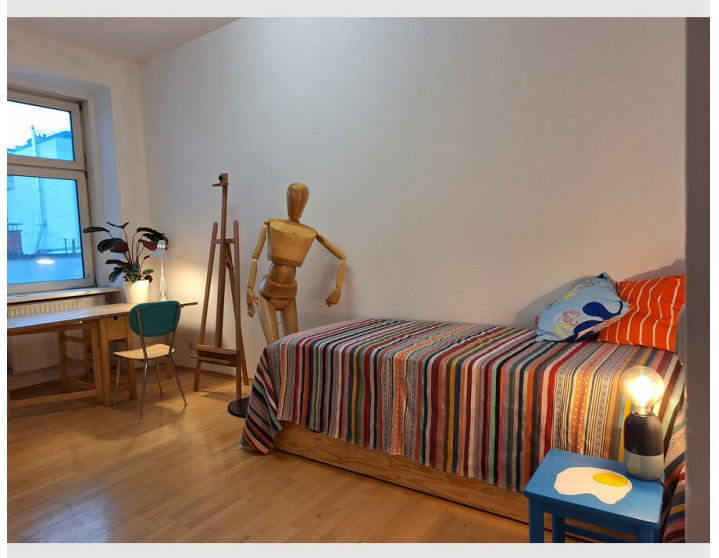
- Private kitchen
- Espresso machine
- Glasses/Tableware

### Informations

- Suitable for construction workers
- Smoking not allowed
- Desk/Workplace
- Pets on request
- Suitable for children
- Short-term parking zone subject to a charge
- Private entrance
- Regular cleaning at extra cost



## Picture gallery



## Infrastructure



you reach it within 15 - 20 min by foot and within 5 min by S-Bahn



40 min by S-Bahn



15 min by S-Bahn

On the opposite of the entrance to the house/flat there you can find a well-equipped SPAR-supermarket as well as a drugstore. Little shops and restaurants you can find in the surroundings. In just 5 min. walking distance you find a huge home-depot-store. In 15 minutes walking distance you find a public indoor swimming pool and SPA-area. Also the "Belvedere-Museum" lies within a 20 min walking distance or 5 min by train.

## Location

