

2 ROOM APARTMENT, 1220 VIENNA

## Sunny apartment with garage

Object number: ADQV1

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Apartment with a balcony is situated in Vienna. This apartment features free private parking in the garage of the house, a lift and free WiFi. The apartment has 1 bedroom, 1 living room with kitchen and balcony, bathroom and toilet.

<b>Period</b>	18/12/2025 - 18/01/2026
<b>Number of persons</b>	2
<b>Total</b> incl. VAT.	€ 1.925,72
Security deposit	€ 1.500,00



### Living space

54m²



### Maximum occupancy

3 Persons



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

1 Private bathroom 1 Separated bedroom 1 Living-Sleepingroom



### 4. floor

Elevator available



### Check-in

15:00 - 22:00 Clock



### Check-out

07:00 - 11:00 Clock

## Sleeping options

### Sleeping room



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

### Living and sleeping



1x Sofa bed (2 persons)

## Descripton of accommodation

The bright two-room apartment is located in Vienna near the Vienna International Center, where numerous conferences take place and also not far from the 1st district, which can be reached directly via subway U1, which is close to the apartment, within 15 minutes.

The one-bedroom apartment has a living room with a flat-screen TV, a fully equipped kitchen with a refrigerator, stove, dishwasher, microwave, kettle and Nespresso machine, bathroom, toilette and balcony.

A garage space belonging to the apartment is located in the house's underground car park.

This special property is fully furnished so you could move in straight away.

## Equipment & Features



### Basic equipment

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



### First supply

- Toilet paper
- Soap
- Fridge filling on request
- shampoo
- Nespresso capsules



### Kitchen

- Private kitchen
- Espresso machine
- Microwave
- Glasses/Tableware
- Dishwasher

## Informations

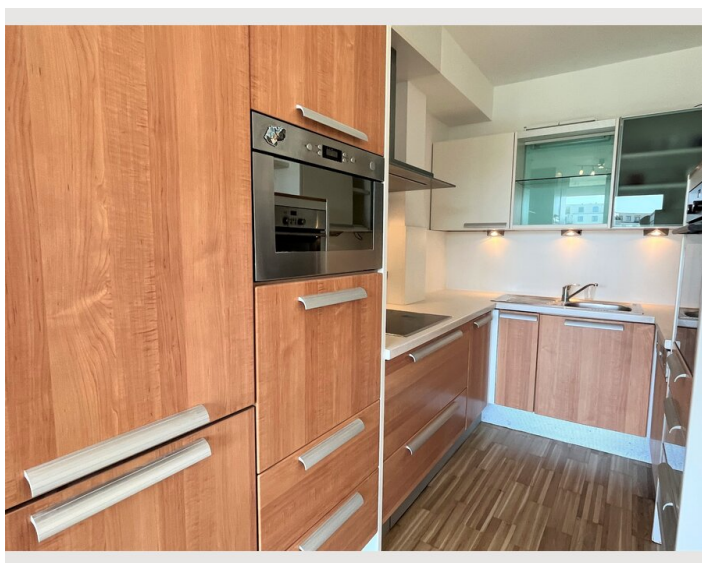
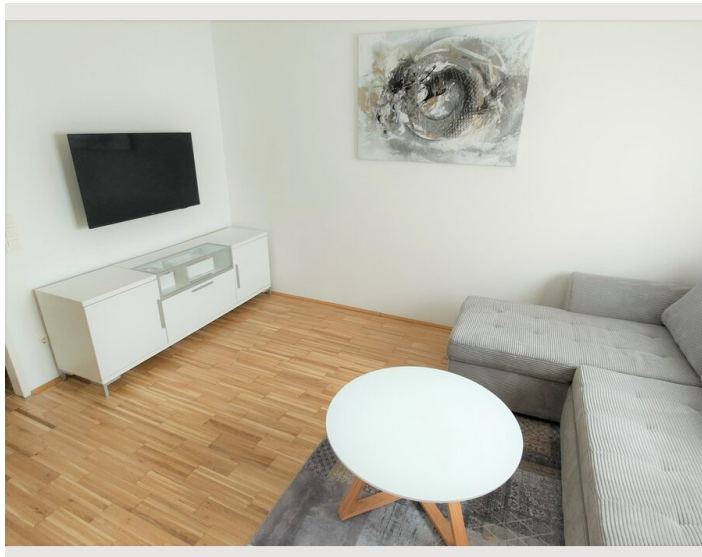
- Suitable for construction workers
- Smoking not allowed
- Desk/Workplace
- Regular cleaning at extra cost
- Suitable for children
- Short-term parking zone subject to a charge
- Pets forbidden
- Bicycle room free of charge

## Additional services

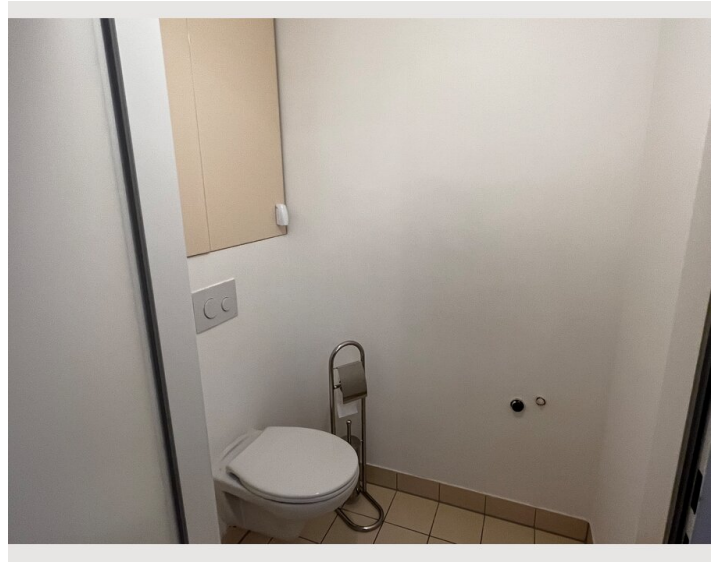
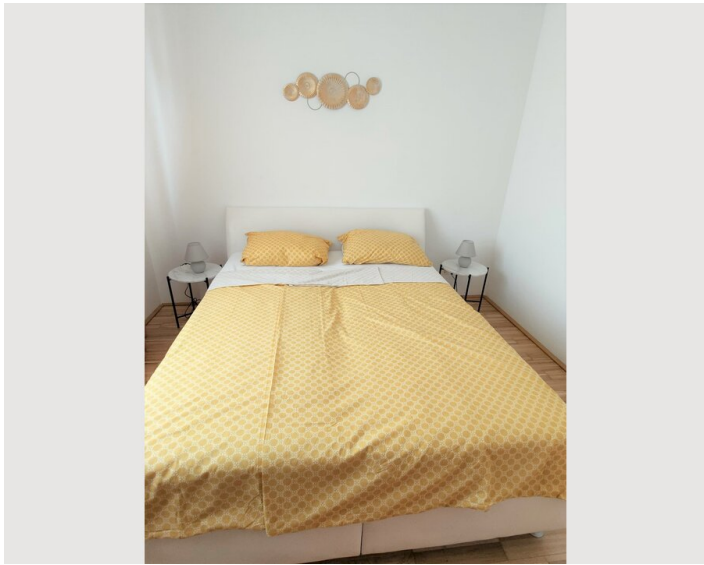
- Garage (€ 100,00)

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

## Picture gallery







## Infrastructure



Donauzentrum in walking distance

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The location of the apartment - in Attemsgasse - is easily accessible both by car and, in particular, by public transport.

The main traffic artery here is Wagramerstrasse, which takes you quickly to the Donauufer Autobahn.

The living area faces west and looks directly onto the cherry blossom park.

Nearby are:

>> U1 Kagran

>> Bus and tram statopn (approx. 10m away)

>> Danube Center

>> Steffl Arena

>> Old Danube as a local recreation area

Location

