



4 ROOM APARTMENT AND MORE, 1230 VIENNA

## Casa Neumann

Object number: THFV1

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<b>Period</b>	15/02/ - 15/03/2026
<b>Number of persons</b>	2
<b>Total</b> incl. VAT.	€ 3.352,42
Security deposit	€ 2.800,00

Bright 4 room apartment & balcony in a green location! The apartment has a generous 105 m<sup>2</sup> on the 1st floor including a lift. The balcony with a panoramic view is south-facing and very sunny. 2 bedrooms, two bathrooms & playgrounds.

### **Living space**

104m<sup>2</sup>

### **Maximum occupancy**

4 Persons

### **Complete accommodation**

2 Private bathrooms 3 Separated bedrooms

### **1. floor**

Elevator available

### **Check-in**

10:00 - 12:00 Clock

### **Check-out**

09:00 - 20:00 Clock

## Sleeping options

### Bedroom 1



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

### Bedroom 2



1x Single bed

### Bedroom 3



1x Single bed

## Descriptiton of accommodation

Enjoy life in the green 23rd district. The residential complex is located in a very quiet, but family-friendly environment. The area surrounding the Liesingbach is ideal for cycling and strolling. The Atzgersdorf city park is within walking distance.

The apartment itself consists of a spacious anteroom, a practical storage room, 3 bedrooms, a spacious kitchen-living room with a dining area and two modern bathrooms.

## Equipment & Features

### Basic equipment

- Balcony
- TV
- Community dryer
- Towels
- Private parking space
- Vacuum cleaner
- Internet/Wifi
- Community washing machine
- Bedclothes
- Private toilet
- Garage
- Hairdryer

### First supply

- Toilet paper
- Fridge filling on request
- Soap

### Kitchen

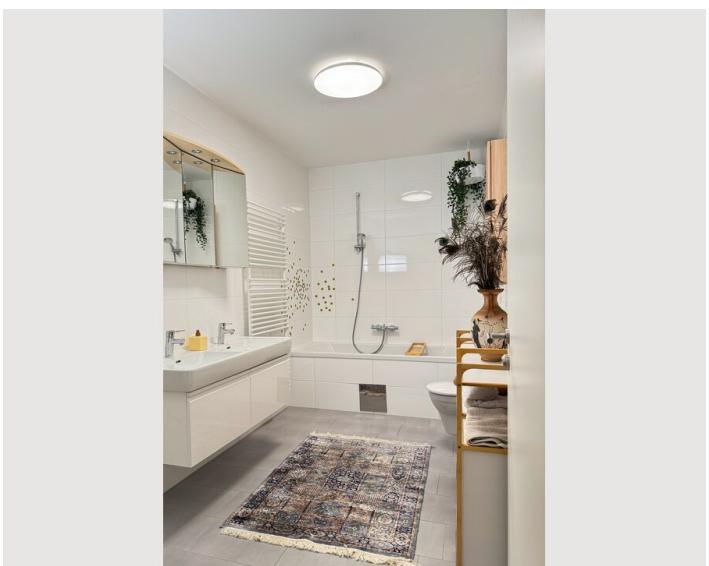
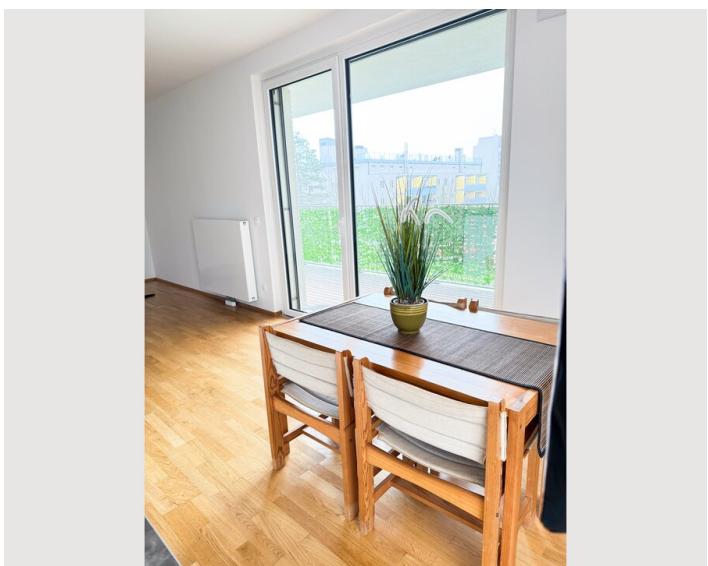
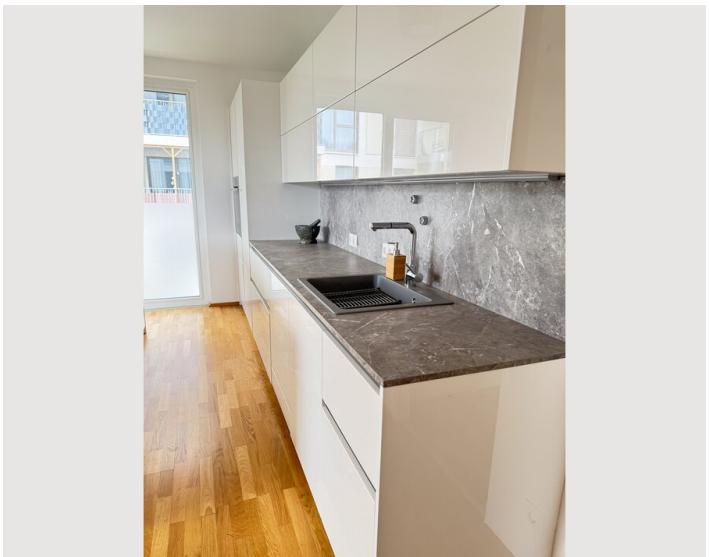
- Private kitchen
- Glasses/Tableware
- Cooking utensils
- Dishwasher

## Informations

- Suitable for children
- Private entrance
- Regular cleaning at extra cost

- Smoking not allowed
- Pets on request
- Bicycle room free of charge

## Picture gallery





### Infrastructure

 a big supermarket SPAR around the corner

 5 min walk available

 Mc Donalds

 45 minutes

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The nearest supermarket SPAR is around the corner within walking distance. There is also a McDonalds and an ice cream shop within a few minutes' walk. Hairdresser, a little shop, in the immediate vicinity.

Two bus stops are within walking distance. The center of Vienna (St. Stephen's Cathedral) can be reached in about 45 minutes.

## Location

