



2 ROOM APARTMENT, 8020 GRAZ

## City-Apartment Graz-Eggenberg

Object number: FQTG1

[View and rent online](#)

This apartment with a balcony and free parking space has a bedroom, living room with well-equipped kitchenette, private bathroom with toilet and shower, flat-screen TV and free highspeed-internet.

<b>Period</b>	18/12/2025 - 18/01/2026
<b>Number of persons</b>	2
<b>Total</b> incl. VAT.	€ 1.887,25
Security deposit	€ 1.300,00



### Living space

38m<sup>2</sup>



### Maximum occupancy

4 Persons



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

1 Private bathroom 1 Separated bedroom 1 Living-Sleepingroom



### 2. floor

Elevator available



### Check-in

15:00 - 22:00 Clock



### Check-out

00:00 - 12:00 Clock

## Sleeping options

### Sleeping room



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

### Living and sleeping



1x Sofa bed (2 persons)

## Descripton of accommodation

The sunny and modern apartment is located in a new building on the 2nd floor with a spacious balcony to the south and has been completed since August 2024. The apartment is equipped with a living room, bedroom and bathroom with toilet. Sleeping options include a double bed in the bedroom (sleeping area 180x200cm) and a sofa bed in the living room (sleeping area 140x195cm). A stylish kitchenette is located in the living room and includes a refrigerator, freezer compartment, oven, stovetop, dishwasher, sink, coffee machine, kettle and plenty of storage space. Initial equipment with coffee capsules and dishwashing tablets are included. The bathroom consists of a comfortable shower, toilet and sink as well as a washing machine with dryer function. The living room and bedroom face south and are accessed via the balcony. Motorized external blinds on both window elements provide sun protection or additional darkening for a restful sleep.

The apartment is located southwest of Graz main train station and is easily accessible by public transport, but is also ideal for arriving by car, as in addition to the free underground parking space in the house, you can also use public parking spaces in front of the house for free (if available). You can get to the main square in 10-15 minutes by car or bike and in 25 minutes by public transport (tram, bus). Special features nearby include Eggenberg Castle and the recommended Auster sports and wellness pool.

## Equipment & Features



### Basic equipment

- Balcony
- TV
- Private dryer
- Towels
- Private parking space
- Vacuum cleaner
- Cleaning utensils
- Internet/Wifi
- Private washing machine
- Bedclothes
- Private toilet
- Parking on the road without time limit without any cost
- Iron & ironing board
- Hairdryer



### First supply

- Toilet paper
- Nespresso capsules
- Soap



### Kitchen

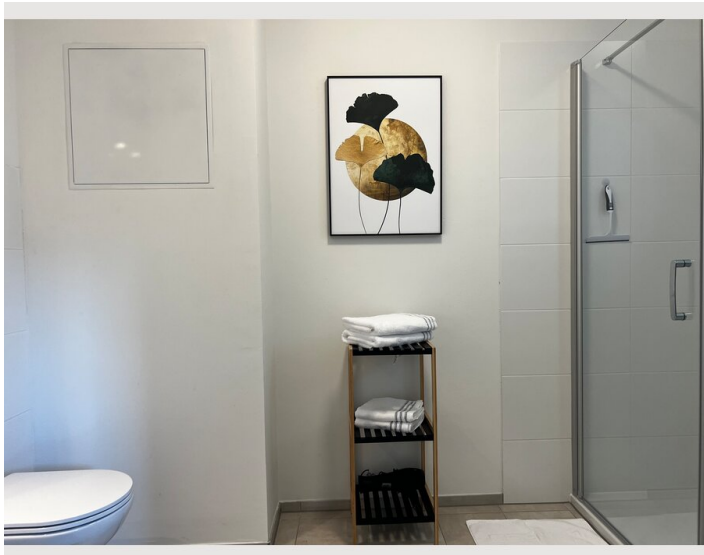
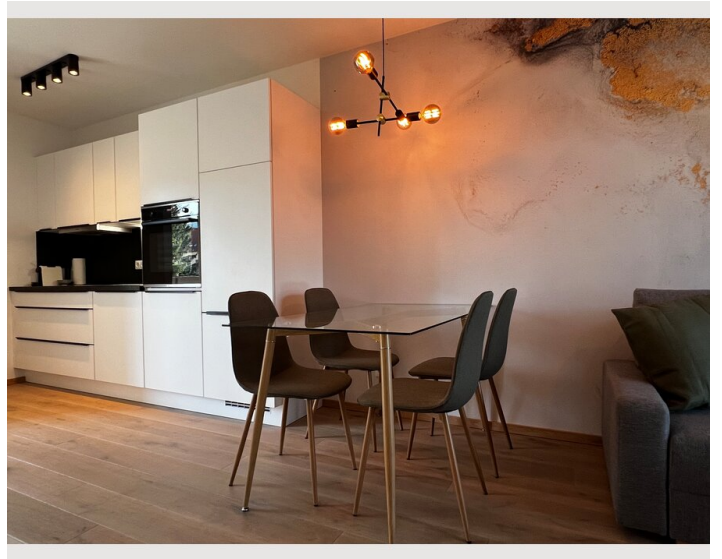
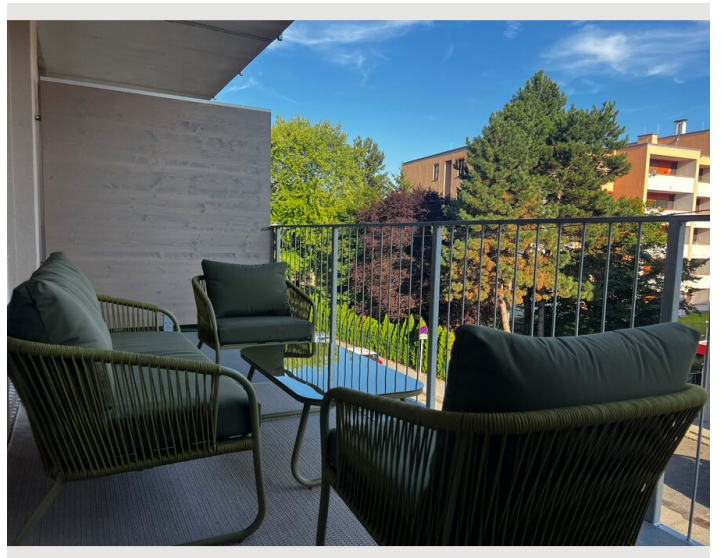
- Private kitchen
- Cooking utensils
- Espresso machine
- Kitchenette
- Glasses/Tableware
- Dishwasher

## Informations

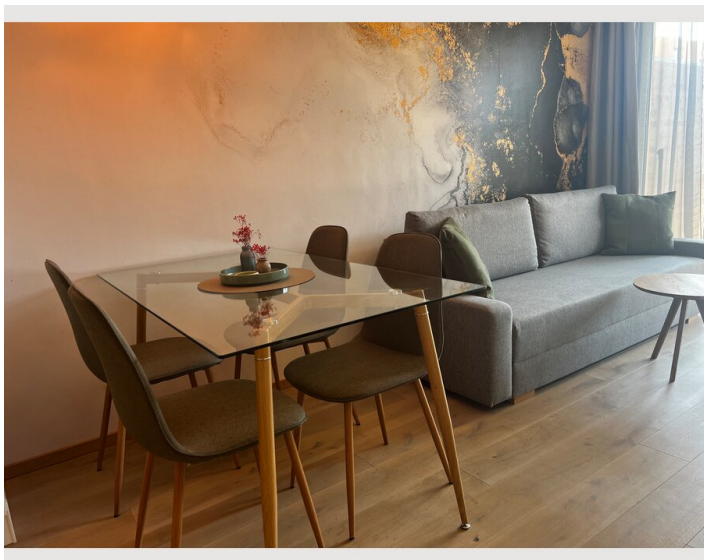
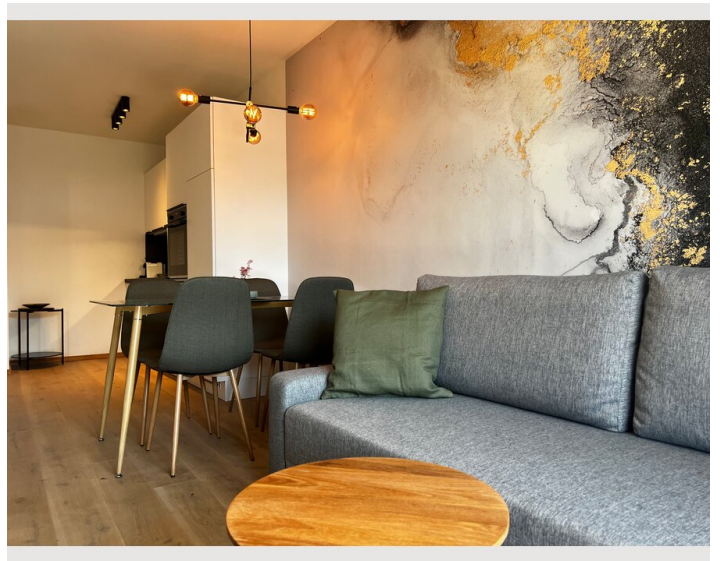
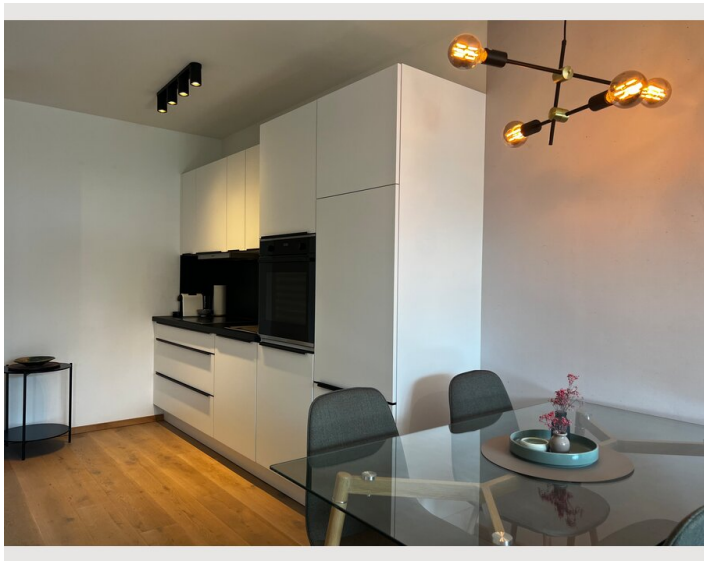
- Suitable for children
- Free short-term parking zone
- Pets on request
- Bicycle room free of charge
- Smoking not allowed
- Private entrance
- Regular cleaning at extra cost

## Picture gallery











### Infrastructure



bus line 62 or tram 4 and 7



bus stop Tyroltgasse in 170m distance (3 min. walk)



bus line 62 and tram 6 or tram 1, 4, 7

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The nearest bus stop “Tyroltgasse” is 170m away and can be reached on foot in 3 minutes. A few meters further there is a 24-hour shop with various self-service groceries. There is a fast food restaurant right next to the house and the nearest larger grocery store is 750m away and can be reached on foot in 10 minutes.

## Location

