

ROOM, 1030 VIENNA

## Urban Living in a Prime Location – Charming 1-Bedroom Apartment in the 3rd District

Object number: QVKL1

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Modern 28 m<sup>2</sup> apartment on the ground floor, just minutes from the Kardinal-Nagl-Platz subway station. Cool in summer yet bright. Bathroom with shower. Prime location with excellent infrastructure.

<b>Period</b>	18/04/ - 18/05/2026
<b>Number of persons</b>	2
<b>Total incl. VAT.</b>	€ 1.135,07
Security deposit	€ 900,00



### Living space

28m<sup>2</sup>



### Maximum occupancy

2 Persons



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

1 Private bathroom 1 Living-Sleepingroom



### Ground floor



### Check-in

13:00 - 22:00 Clock



### Check-out

09:00 - 17:00 Clock

## Sleeping options

### Living & Sleeping



1x Sofa bed (2 persons)

## Description of accommodation

This bright and optimally designed 1-room apartment with 28 m<sup>2</sup> of living space offers modern comfort in a sought-after location in Vienna's 3rd district. Located on the ground floor of a well-maintained residential building, it is just a short walk from the Kardinal-Nagl-Platz subway station, combining urban living with convenient access to all major transport connections.

The apartment features a spacious living/sleeping area, thoughtfully laid out to create a pleasant living atmosphere. A modern kitchenette, seamlessly integrated into the space, provides the opportunity for culinary creativity in a compact setting. The bathroom, equipped with a shower, completes this comfortable and well-appointed home.

Thanks to its prime location in the 3rd district, you'll enjoy excellent infrastructure: supermarkets, traditional Viennese restaurants, cafés, and green spaces like the nearby Prater or Donaukanal are easily accessible.

## Equipment & Features

### Basic equipment

- Internet/Wifi
- Community washing machine
- Towels
- Vacuum cleaner
- TV
- Bedclothes
- Private toilet
- Cleaning utensils

### First supply

- Toilet paper
- Soap
- shampoo
- Nespresso capsules

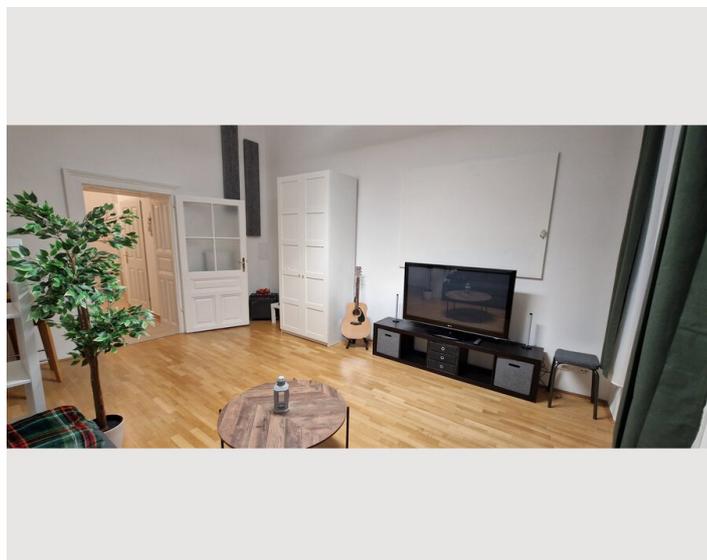
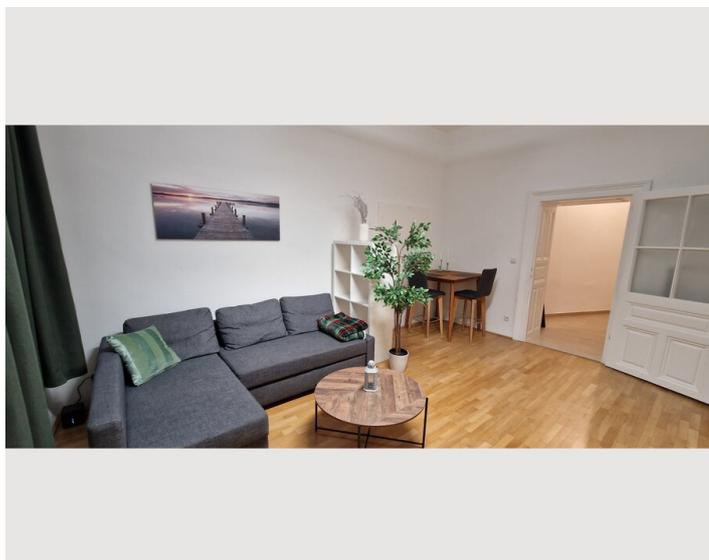
### Kitchen

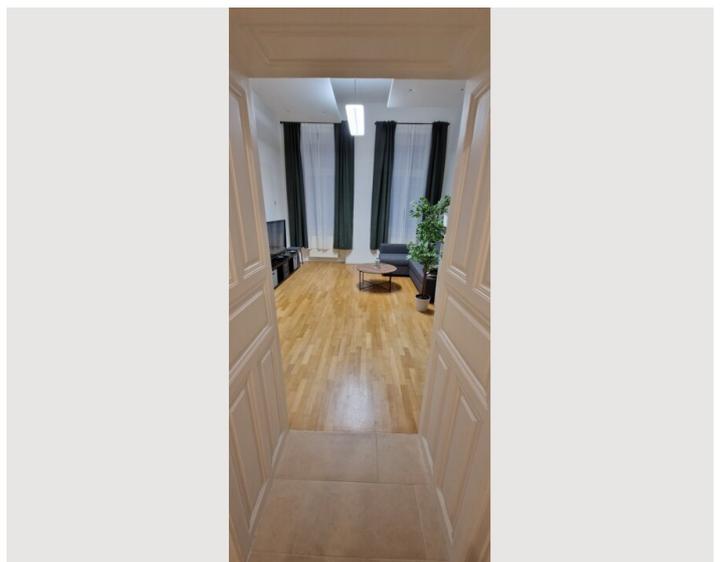
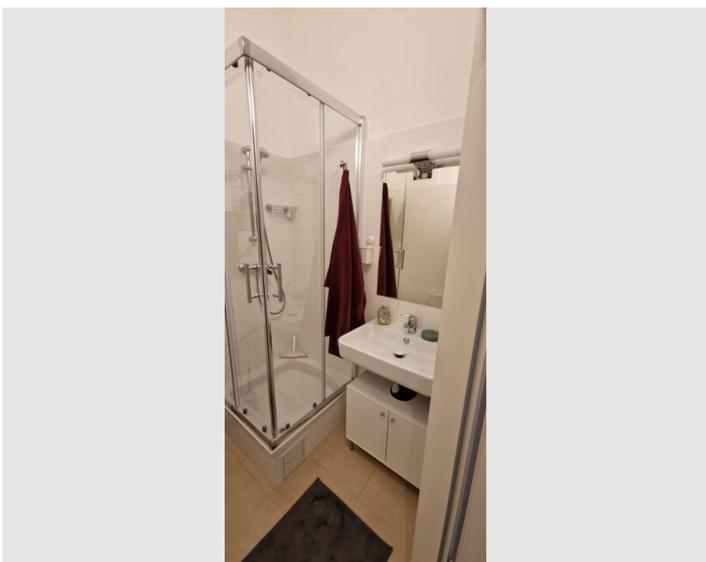
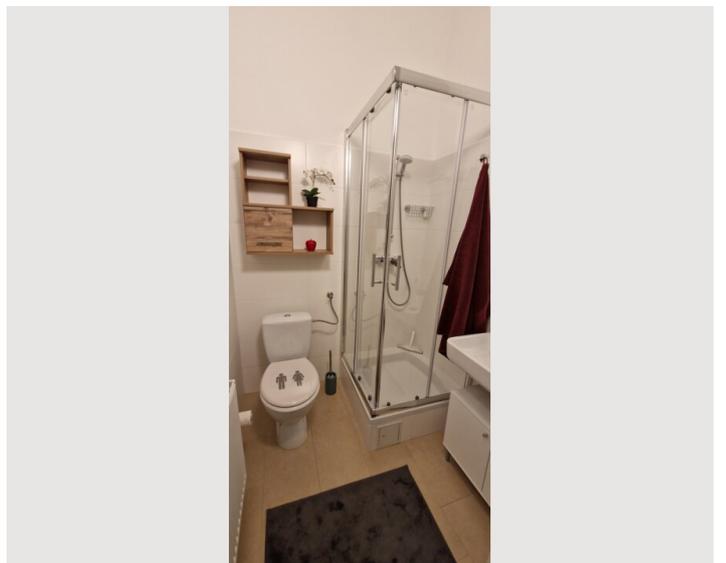
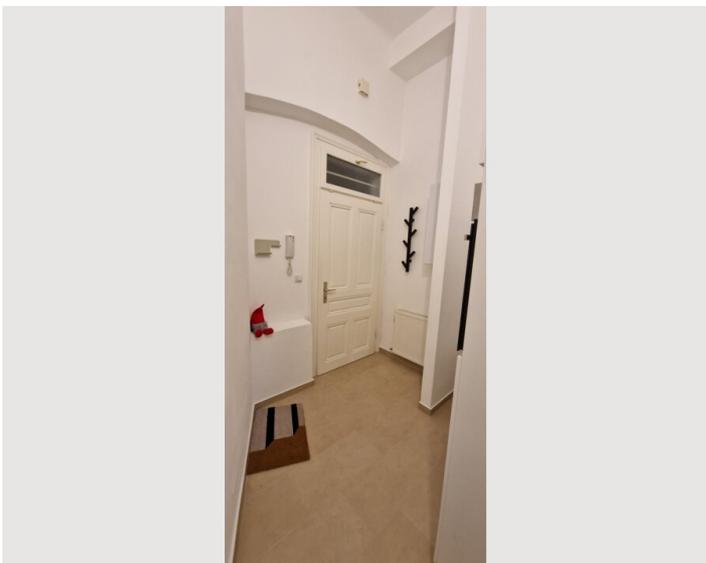
- Private kitchen
- Glasses/Tableware
- Cooking utensils
- Espresso machine

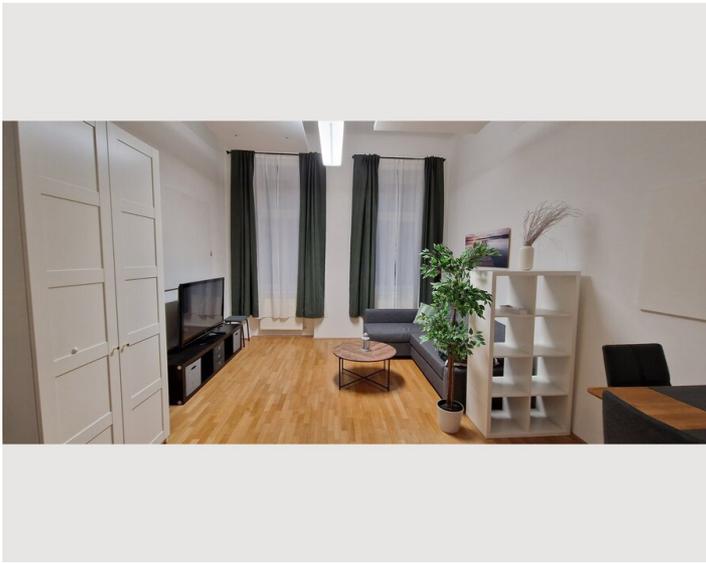
## Informations

- Smoking not allowed
- Pets forbidden

## Picture gallery







## Infrastructure

 Wien Mitte with U3

 Supermarket around the corner

 5 Minutes to St. Stephans Cathedral by U3

 3 Minutes to the supermarket

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The apartment is located in a well-connected and urban area of Vienna's 3rd district. The surroundings offer excellent infrastructure, covering both daily needs and leisure opportunities.

### Public Transport:

Just a few minutes' walk away is the Kardinal-Nagl-Platz subway station (U3), providing direct access to the city center and other parts of Vienna. The transport network is further complemented by tram and bus lines, such as 71, 77A, and 74A, which provide quick and convenient access to other districts.

### Shopping:

Numerous supermarkets, drugstores, and daily necessities stores, including Billa, Spar, and Hofer, are located nearby. The Landstraßer Hauptstraße, one of the main thoroughfares of the district, is easily accessible and offers additional shopping and service options.

### Leisure and Recreation:

For outdoor relaxation, the nearby Prater with its expansive park areas and the Donaukanal offer plenty of green space. The Rochusmarkt, known for its culinary variety, is also easily reachable by public transport or bicycle.

### Dining:

Numerous restaurants, cafés, and bakeries in the area offer a wide range of local and international dishes. The eateries around Landstraße and the Donaukanal are particularly popular.

### Education and Healthcare:

The area is home to kindergartens, schools, and educational institutions. Healthcare services are well-covered with nearby doctor's offices, pharmacies, and the SMZ Ost hospital.

The location of Haidingergasse 28 combines urban living with excellent transport connections and a variety of leisure opportunities – perfect for modern living in Vienna.

## Location

