

2 ROOM APARTMENT, 3420 KLOSTERNEUBURG

Villa floor 15 minutes from Vienna

Object number: OFAF1

View and rent online

Villa floor, parquet flooring, air conditioning, first occupancy. Cycling, walks, 7 min. to the nearest supermarket and 6 min. to the city centre. 15 min. train ride to Vienna / railway station 3 min. away.

Period	15/11/ - 15/12/2026
Number of persons	2
Total incl. VAT.	€ 2.344,80
Security deposit	€ 1.800,00

Living space
89m²

Maximum occupancy
2 Persons

Complete accommodation
1 Private bathroom 1 Separated bedroom

1. floor

Check-in
11:00 - 16:00 Clock

Check-out
12:00 - 16:00 Clock

Sleeping options

Sleeping room



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

Descripiton of accommodation

The villa apartment is located on the 1st floor of a charming historic building. It has a living area of 89 m² and has recently been extensively renovated to offer modern comfort and style. The property comprises a large bedroom, a separate WC and a bathroom with corner bathtub. The spacious eat-in kitchen offers ample space for cooking and relaxing with views of the greenery. The generously proportioned open-plan room also includes the "living room section" with sofa, TV and workstation. The herringbone parquet flooring lends the rooms a special elegance.
Additional amenities include air conditioning, which ensures pleasant temperatures on warm summer days and offers the option of electric heating in addition to gas heating during the cold season.
The location offers a green and idyllic environment of only 6 minutes to the city centre, parking is available, at the same time the flat is well connected to VIENNA:
15 minutes train ride to Vienna, 3 minutes walking distance to the train station (260 m).
The rent also includes a small garden (approx. 24 m²) with roses on one side for relaxation (and possibly smoking).
The area is perfect for nice walks and cycling also along the Danube (free bike storage included in the rent).
Artists have the opportunity to rehearse. The landlady is a (visual) artist herself.

Equipment & Features

Basic equipment

- Garden
- TV
- Bedclothes
- Private toilet
- Aircondition
- Internet/Wifi
- Private washing machine
- Towels
- Parking on the road without time limit without any cost
- Iron & ironing board

Kitchen

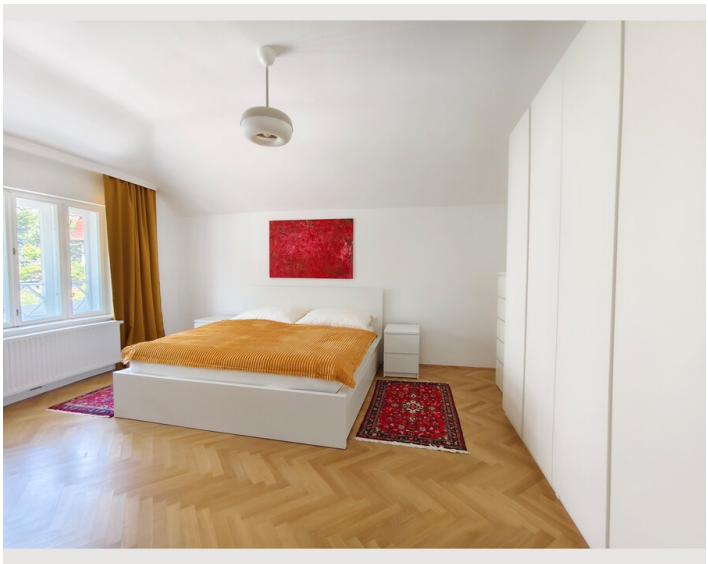
- Private kitchen
- Espresso machine
- Glasses/Tableware

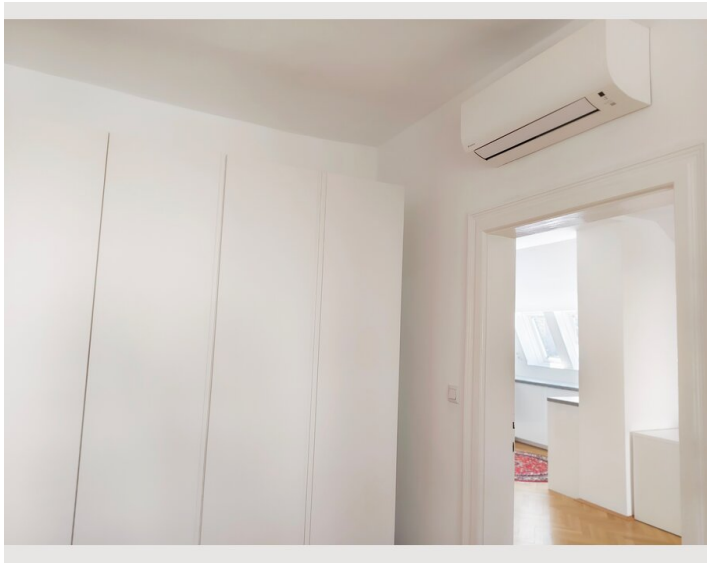
Informations

- Not suitable for children
- Desk/Workplace
- Pets forbidden
- Smoking not allowed
- Private entrance
- Bicycle room free of charge

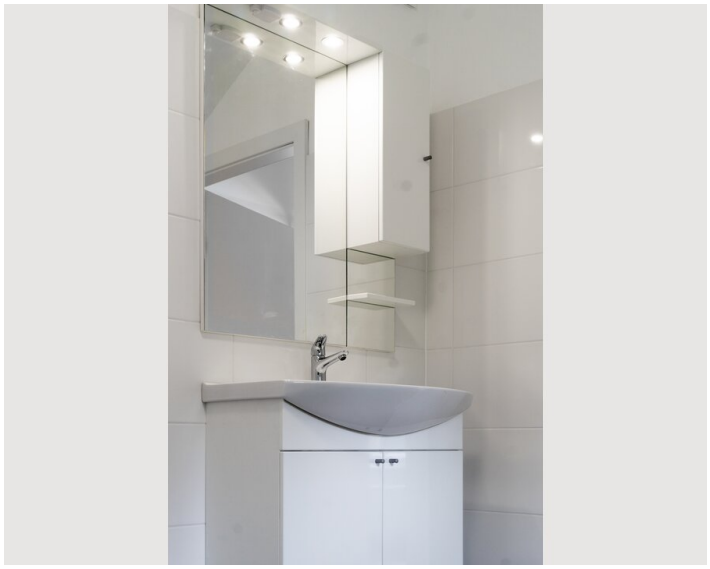
Picture gallery













Infrastructure

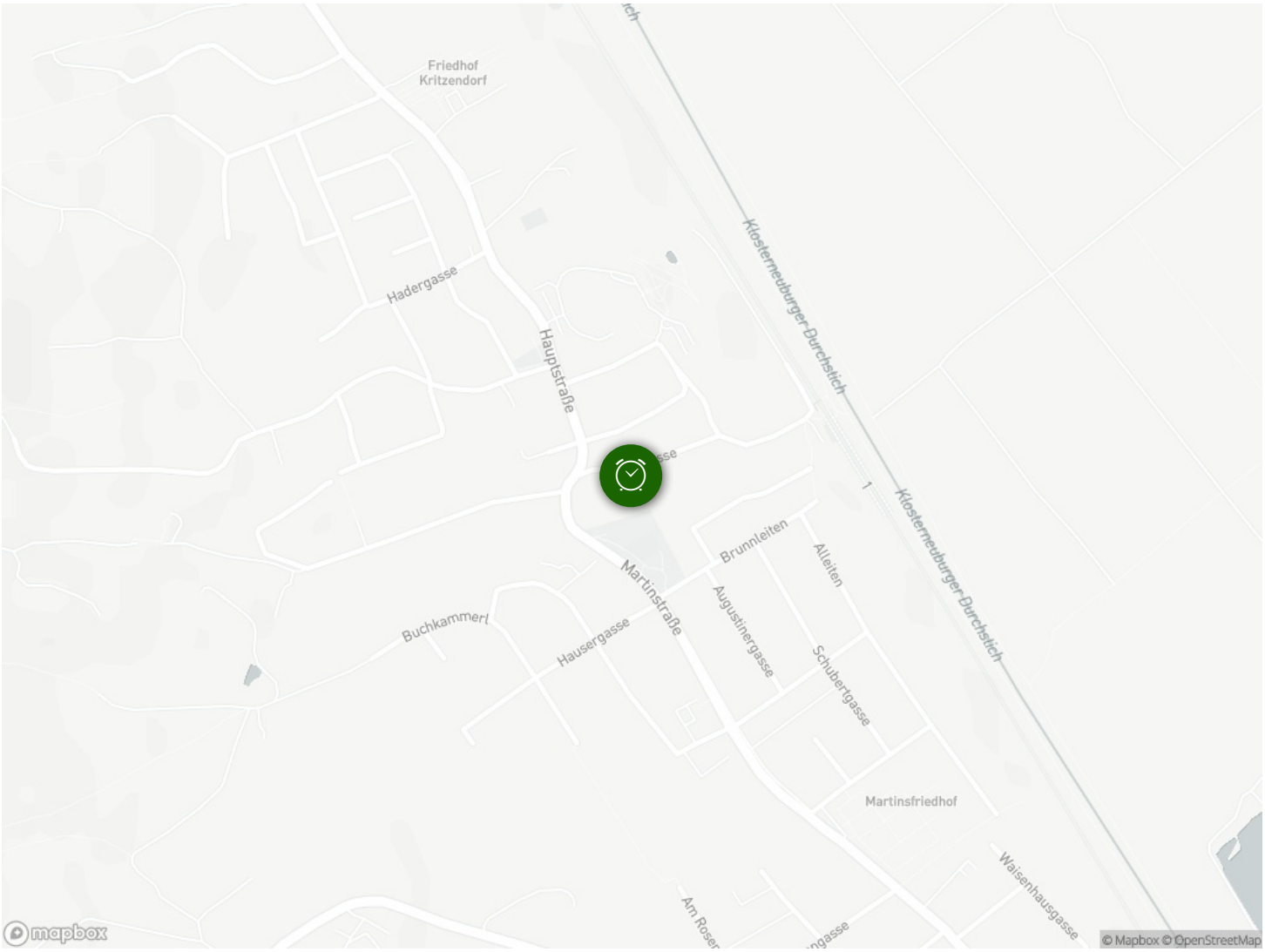
3 minutes walking distance / 260 m

7 minutes walking distance / 450 m

2 minutes walking distance / 90 m

Very good connections to Vienna, as the nearest railway station is only a 3-minute walk away (260 m from the flat),
TRAIN journey to VIENNA - Heiligenstadt takes 15 minutes.
Vienna can also be reached by bus.
Next supermarket in 7 minutes walking distance (450 m),
next pharmacy 5 minutes by car,
to Klosterneuburg city centre in 6 minutes by car,
to restaurants at Donau 9 minutes by car,
DIY store and additional food markets: 6 minutes by car,
ÖAMTC in 7 minutes by car,
leisure centre Happyland 6 minutes by car,
Strombad Kritzendorf 6 minutes,
next cycle path 3 minutes away,
accessible by bike from the flat.

Location


Friedhof
Kritzendorf
Hadergasse
Hauptstraße
Klosterneuburger Durchstich
Brunnleiten
Alleiten
Martinstraße
Augustinergasse
Schubertgasse
Buchkammert
Hausergasse
Martinsfriedhof
Waisenhausgasse
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