



4 ROOM APARTMENT AND MORE, 80995 MÜNCHEN

## Bright 4-Room Apartment in Munich – Close to 3 Lakes

Object number: TVQR1

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Bright, furnished 4-room apartment with terrace & loggia in Munich-Feldmoching. 3 min to U2 (underground) & S1 (commuter train), 20 min to city center. Near lakes & Regatta Park. Fully equipped incl. home office, washing machine & dryer.

<b>Period</b>	03/05/ - 03/06/2026
<b>Number of persons</b>	2
<b>Total incl. VAT.</b>	€ 4.475,14
<b>Security deposit</b>	€ 3.200,00



### Living space

100m<sup>2</sup>



### Maximum occupancy

6 Persons



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

2 Private bathrooms 3 Separated bedrooms 1 Living-Sleepingroom



### 1. floor

Elevator available



### Check-in

16:00 - 20:00 Clock



### Check-out

08:00 - 11:00 Clock

### Sleeping options

### Bedroom 1



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

### Bedroom 2



1x Single bed



1x Sofa bed (2 persons)

### Bedroom 3



1x Sofa bed (2 persons)

## Living & Sleeping



1x Sofa bed (2 persons)

## Descripton of accommodation

Bright, Furnished 4-Room Apartment with Terrace, Loggia and Nearby Lakes – Short-Term Rental in Munich-Feldmoching

Spacious and light-filled 4-room apartment on the first floor of a well-maintained building with elevator, located in the green and quiet district of Feldmoching. The apartment is fully furnished and well-equipped, ideal for short-term rentals from 1 to 6 months – perfect for business stays, families in transition, or temporary living in Munich.

Apartment Features:

Three bedrooms, including a flexible room with sofa bed, two desks with monitors, and storage – ideal as a home office or guest room

Generous living and dining area with access to the south-facing terrace

Additional loggia with southwest orientation – perfect for sunny afternoons

Two toilets, one with a bathtub

Fully equipped kitchen with everything needed for daily life

Washing machine and dryer

Wi-Fi is of course available

First floor with elevator – barrier-reduced and easily accessible

Location & Surroundings:

Only a 3-minute walk to U2 (subway) and S1 (commuter train) at Feldmoching – with direct connections: approx. 20 minutes to the city center, and approx. 25 minutes to the airport.

Three popular lakes – Feldmochinger See, Fasaneriesee, and Lerchenauer See – are all reachable in about 5 minutes by bike. The Olympic Regatta Course with Regatta Park Lake is also nearby (about 12 minutes by bike) and offers a wide range of outdoor and sports activities.

The Olympic Park is also easily accessible and offers year-round sports, recreation, and cultural events.

Local Amenities & Infrastructure:

Numerous shopping options nearby: Rewe, Aldi, Lidl, Edeka, Kaufland, and more

Schools, kindergartens, and playgrounds within walking distance – very family-friendly

Quiet, green location with a semi-rural feel, yet well connected to the city

Summary:

This apartment combines comfort, a well-designed layout, full furnishings, and an ideal location between nature and the city. Thanks to reliable Wi-Fi, flexible rental terms (1–6 months), and excellent public transport access, it's particularly attractive for anyone needing temporary accommodation in Munich – for business or personal reasons.

## Equipment & Features



### Basic equipment

- Terrace
- Internet/Wifi
- TV
- Private washing machine
- Private dryer
- Bedclothes
- Private toilet
- Garage
- Aircondition
- Iron & ironing board
- Hairdryer
- Loggia
- Music system/docking station
- Printer
- Community washing machine
- Community dryer
- Towels
- Private parking space
- Parking on the road without time limit without any cost
- Vacuum cleaner
- Cleaning utensils



### Fireplace

- Gas grill



### First supply

- Toilet paper
- Soap



### Kitchen

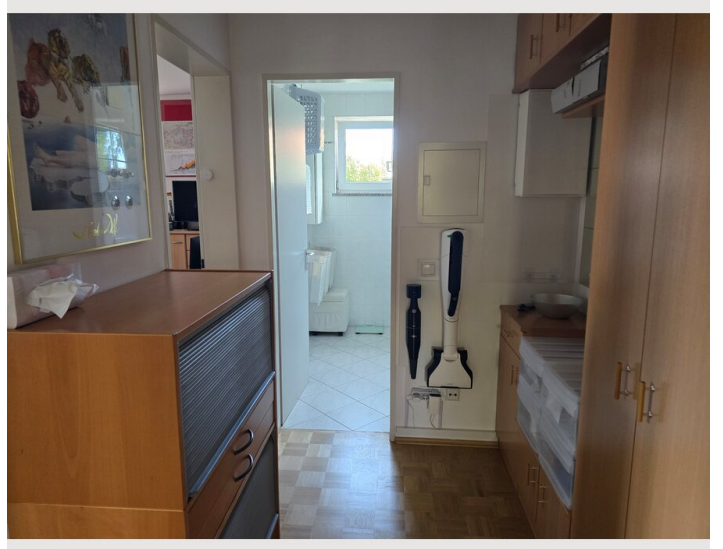
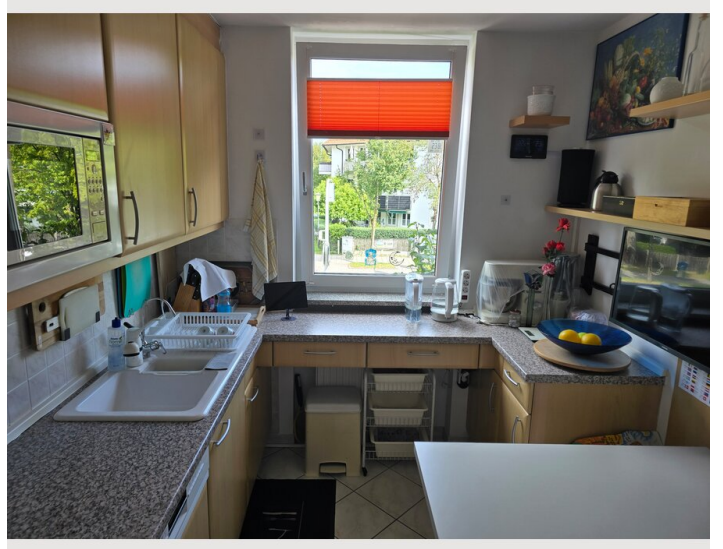
- Private kitchen
- Glasses/Tableware
- Filter coffee
- Microwave
- Cooking utensils
- Espresso machine
- Dishwasher

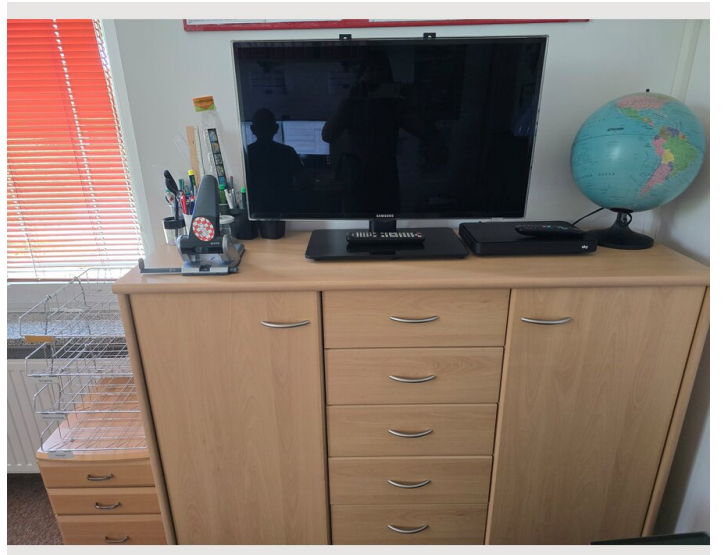
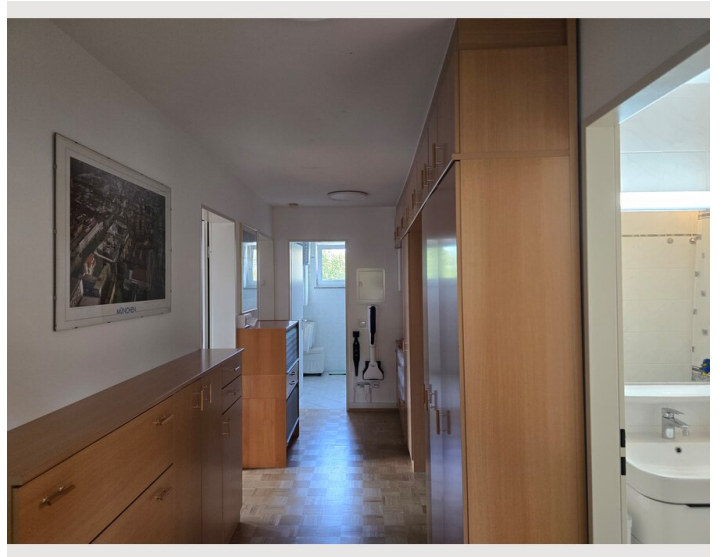
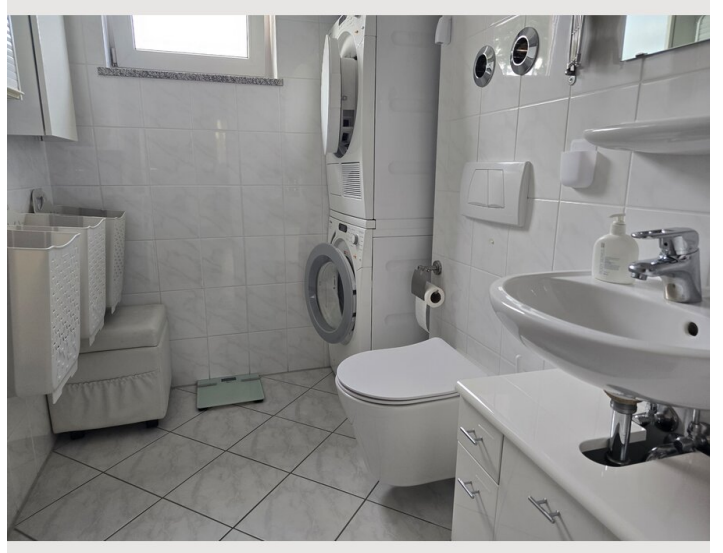
## Informations

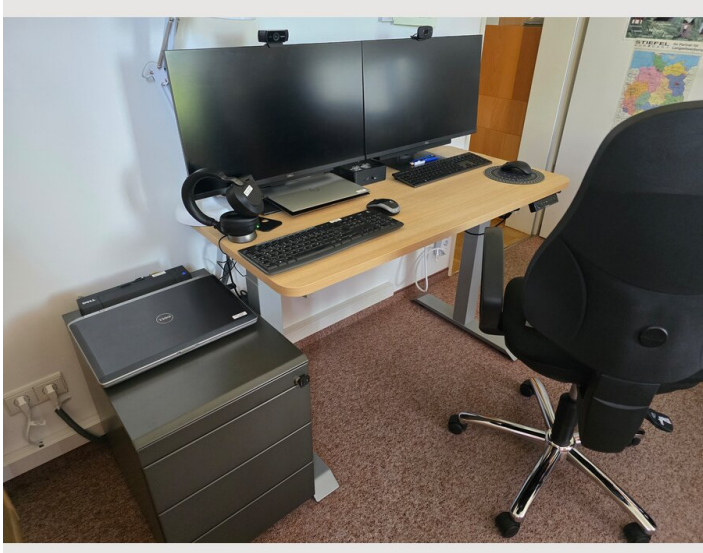
- Smoking not allowed
- Desk/Workplace
- Bicycle room free of charge
- Free short-term parking zone
- Pets forbidden

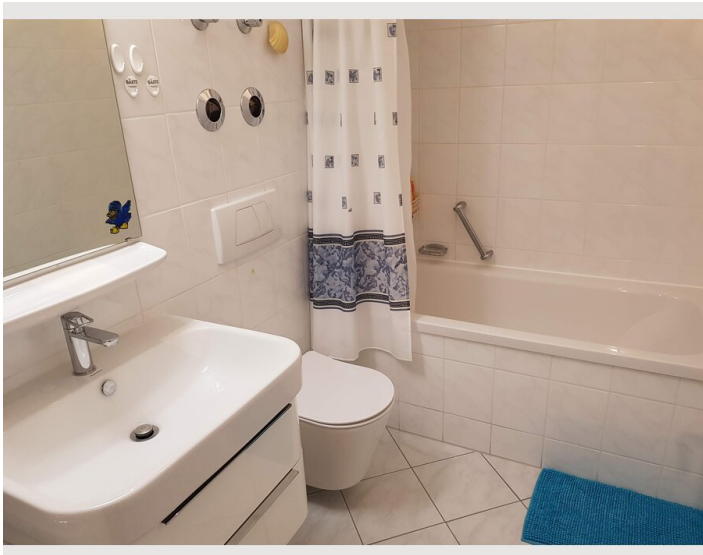
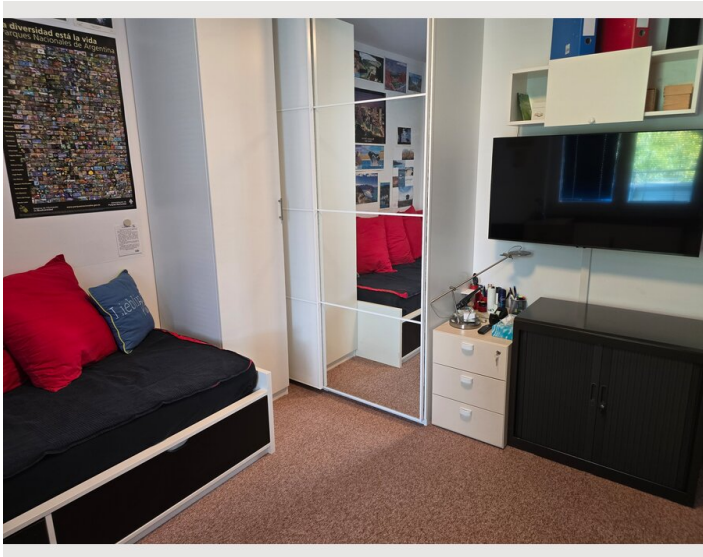
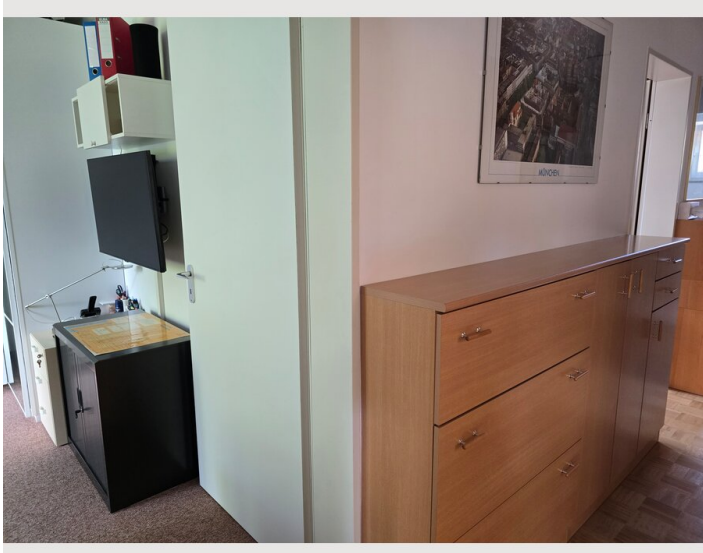
## Picture gallery





















## Infrastructure

-  Bus stop: approx. 2–3 minutes on foot
-  Train & subway station (Feldmoching – U2 & S1): approx. 3–4 minutes on foot
-  City center (Marienplatz / Hauptbahnhof): approx. 20–25 minutes by U-Bahn or S-Bahn
-  Munich Airport: approx. 25 minutes with the S1 (direct connection)
-  Nearest supermarket (e.g. Rewe, Aldi): approx. 4–6 minutes on foot
-  Other major supermarkets (e.g. Edeka, Lidl, Kaufland, dm, Rossmann): approx. 10–15 minutes – accessible by bike, car, or public transport

### Local Amenities & Infrastructure (expanded):

**Shopping:** Numerous supermarkets and everyday stores are located nearby, including Rewe, Edeka, Aldi, Lidl, Kaufland, as well as local bakeries, pharmacies, and drugstores such as dm and Rossmann.

**Dining:** A variety of restaurants, cafés, beer gardens, and takeaways are within easy reach – offering everything from traditional Bavarian cuisine to international options.

**Healthcare:** Several general practitioners, specialists, pharmacies, and nearby clinics are available. Larger hospitals such as Helios Klinik München-Perlach or Klinikum Dritter Orden in Nymphenburg can be reached easily by public transport or car.

**Public transportation:** The U-Bahn line U2 and S-Bahn line S1 are only a 3-minute walk away, providing direct access to Munich city center, the main train station, and Munich Airport (approx. 25 minutes). Additional bus lines connect to nearby districts and shopping areas.

**Education & childcare:** Several kindergartens, daycare centers, and schools (primary and secondary) are located in the neighborhood – many within walking distance. A great environment for families.

**Recreation & nature:** In addition to the three nearby lakes (Feldmochinger See, Fasaneriesee, Lerchenauer See) and the Olympic Regatta Course with Regatta Park Lake, the Olympic Park offers year-round sports, concerts, cultural events, and green space for walking and relaxing.

**Sports & fitness:** The area features sports clubs, fitness studios, bike paths, and running trails – ideal for active living close to nature.

## Location

