

2 ROOM APARTMENT, 1220 VIENNA

2 room flat in the 22nd district (Hirschstetten) near bathing lake and Vienna International Centre - 15min, 20 min to center (Stephansdom and Prater)

Period	25/11/ - 25/12/2026
Number of persons	2
Total incl. VAT.	€ 2.132,42
Security deposit	€ 1.700,00

Object number: SZIA1

View and rent online

Modern 2-room apartment in Vienna's 22nd district. Close to tram, VIC (UNO City), bathing lake & gardens. Two balconies, fully equipped kitchen, Wi-Fi, TV, accessible – perfect for business travelers or longer stays.

Living space
53m²

Maximum occupancy
4 Persons

Complete accommodation
1 Private bathroom 1 Separated bedroom 1 Living-Sleepingroom

1. floor
Elevator available

Check-in
12:00 - 00:00 Clock

Check-out
00:00 - 10:00 Clock

Sleeping options

Sleeping room



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

Living & Sleeping



1x Sofa bed (1 person)



1x Extra bed

Descripiton of accommodation

Welcome to your modern and cozy home in Vienna's beautiful and green 22nd district!
The apartment is located on a quiet street, just a few minutes from the tram station.

It is bright, sunny, and stylishly furnished, featuring a living room with a spacious kitchen and a sofa that can also be used as a bed, as well as a separate bedroom with a double bed and plenty of storage space.

We focus on making sure that every guest feels completely at home. Enjoy the fresh air, morning sun, and pleasant green views from the two balconies (15 m² and 8 m²).

The apartment is on the 1st floor with elevator access and is fully accessible, offering peace and comfort.

Nearby, you'll find shops, restaurants, and cozy cafés. Within walking distance are the Hirschstetten Flower Gardens (with a Christmas market), the bathing lake, the Motor Skills Park, and the Business Park.

The tram stop is just 2 minutes away – from there, it's 4 stops to the U-Bahn U1 or U2. You'll be at Stephansplatz (city center) in 20 minutes or at the Vienna International Centre (UNO City) in 15 minutes.

Amenities:

-Living room with sofa (can be used as a sofa bed)
-Bedroom with double bed and large wardrobes
-Fully equipped kitchen with pots, pans, utensils, dishes & cutlery
-TV with Amazon Prime
-High-speed Wi-Fi / broadband internet
-Accessible building and apartment

A parking space in the building can be booked on request (€100 per month).

Perfect for longer stays, business travelers, or commuters who appreciate both peace and convenience close to the city center.

Equipment & Features

Basic equipment

- Balcony
- Internet/Wifi
- Private washing machine
- Towels
- Garage
- Vacuum cleaner
- Cleaning utensils
- Terrace
- TV
- Bedclothes
- Private toilet
- Aircondition
- Iron & ironing board
- Hairdryer

First supply

- Toilet paper
- Soap
- shampoo
- Nespresso capsules

Kitchen

- Private kitchen
- Glasses/Tableware
- Dishwasher
- Cooking utensils
- Coffee machine
- Microwave

Informations

- Smoking not allowed
- Desk/Workplace
- Pets forbidden
- Bicycle room free of charge
- Short-term parking zone subject to a charge
- Private entrance
- Regular cleaning at extra cost

Additional services

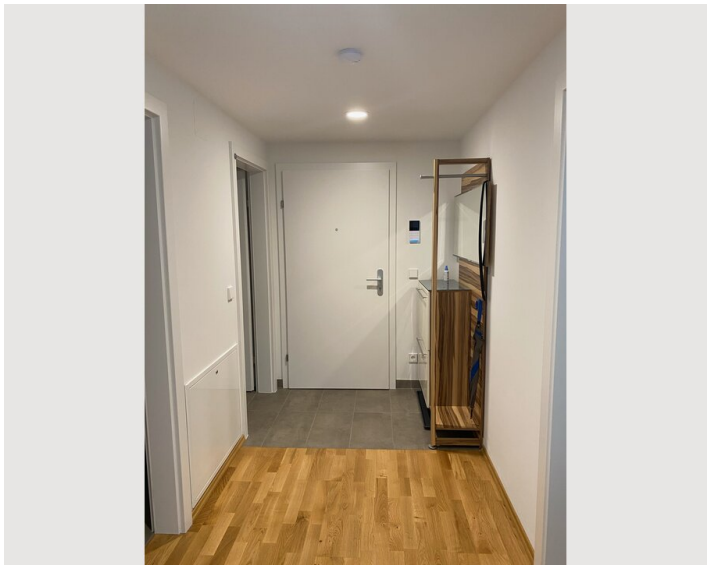
- Garage (€ 100,00)

All prices are gross per month - billing is done directly with the lessor.

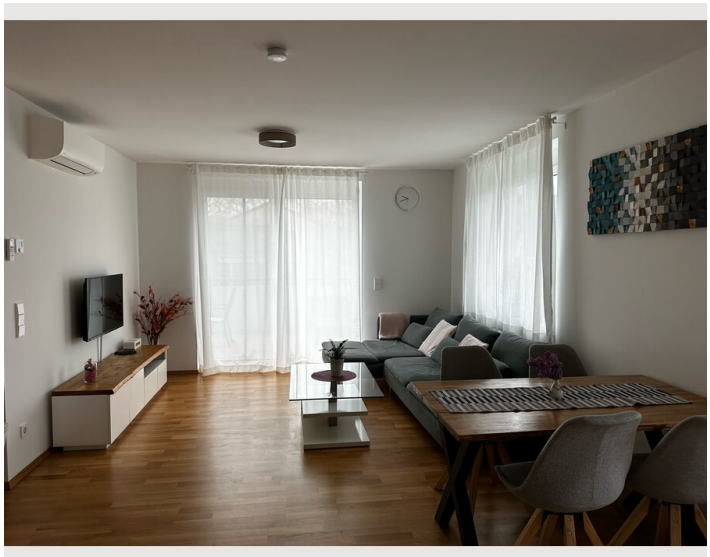
Picture gallery



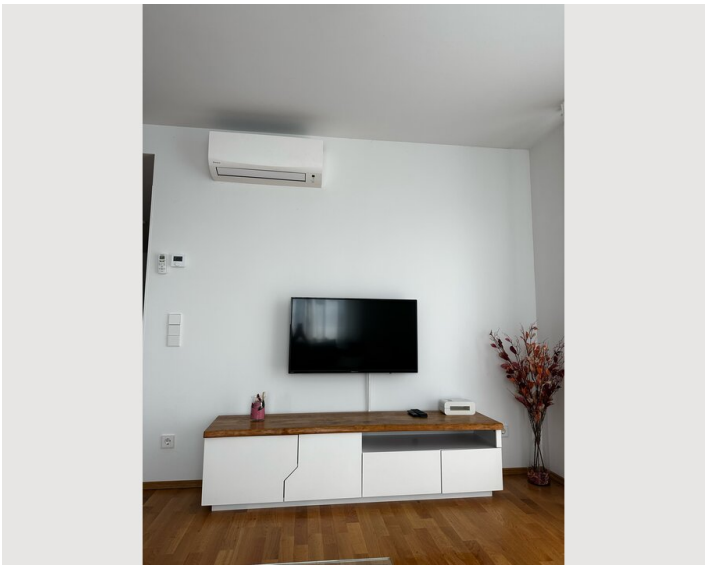




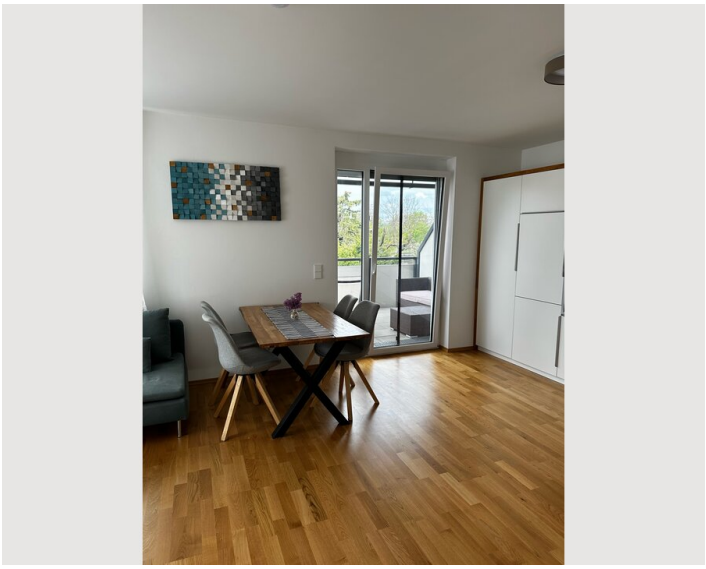


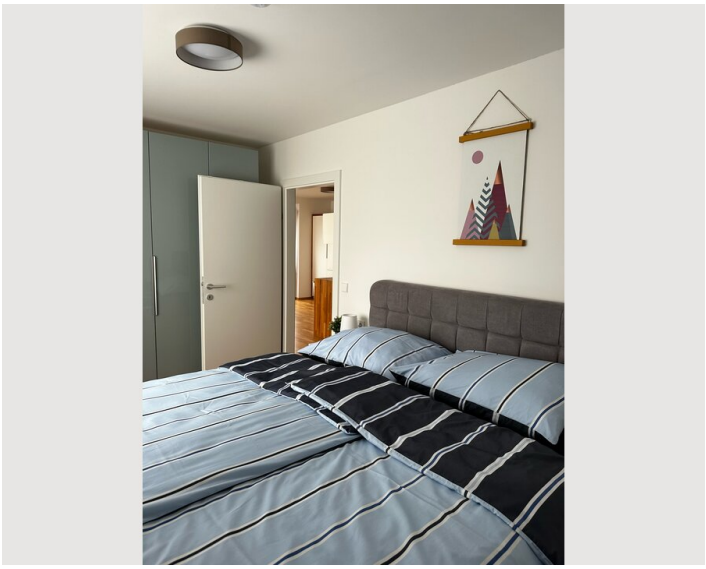


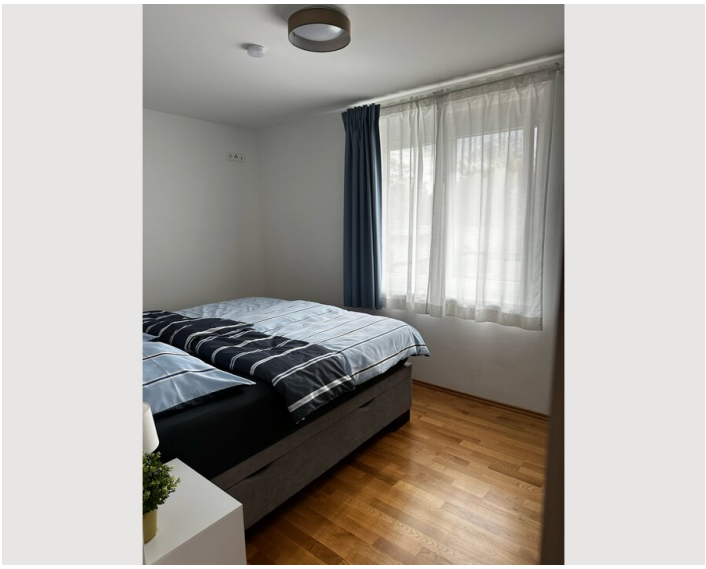




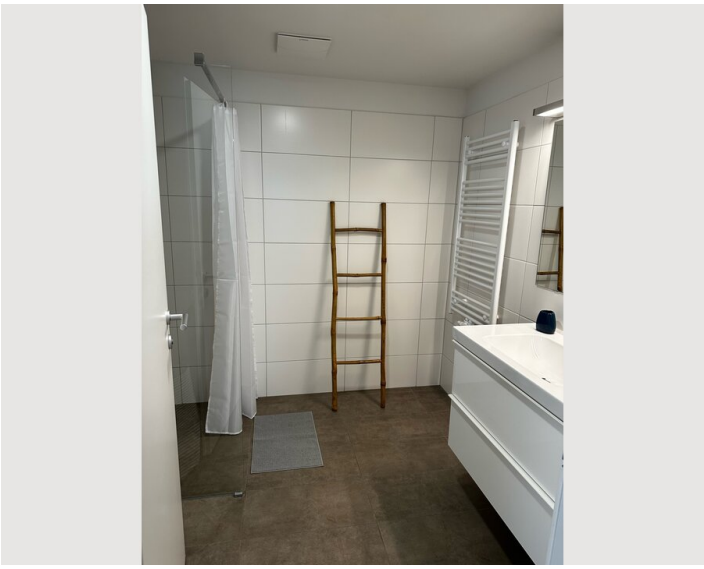


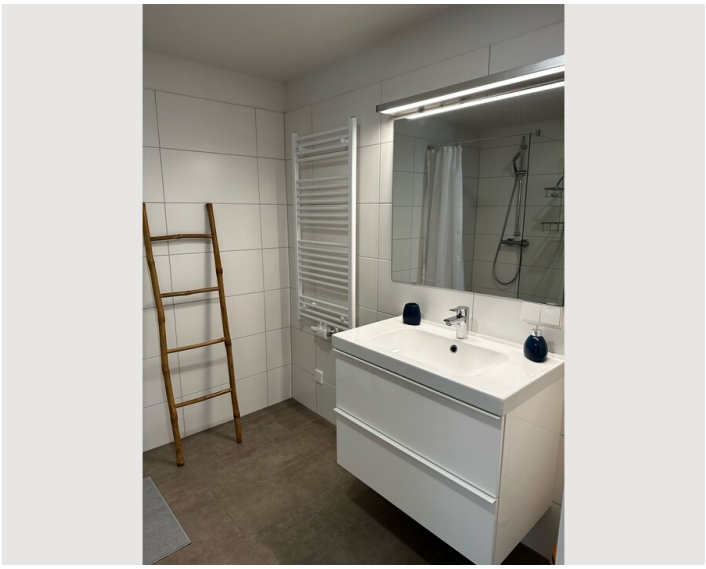




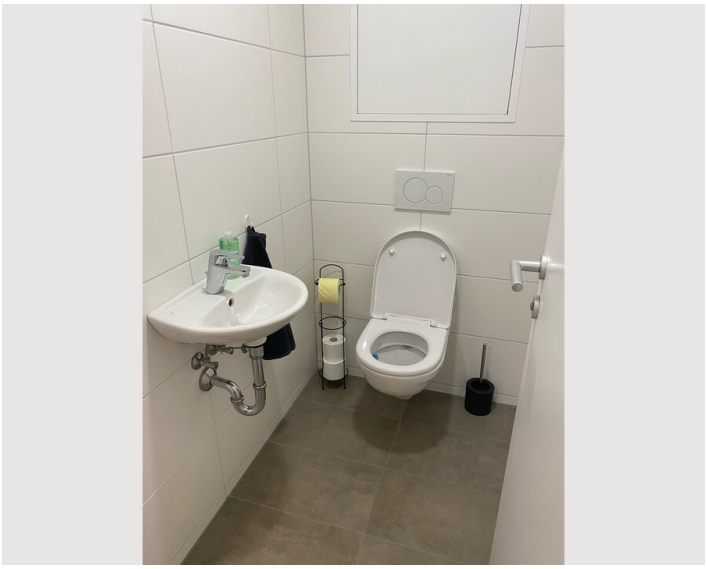






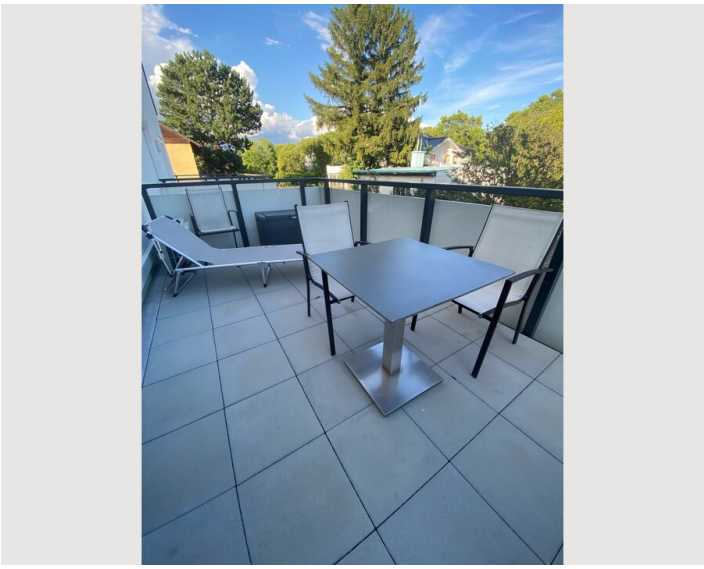



HOOVER
DYNAMICNEXT

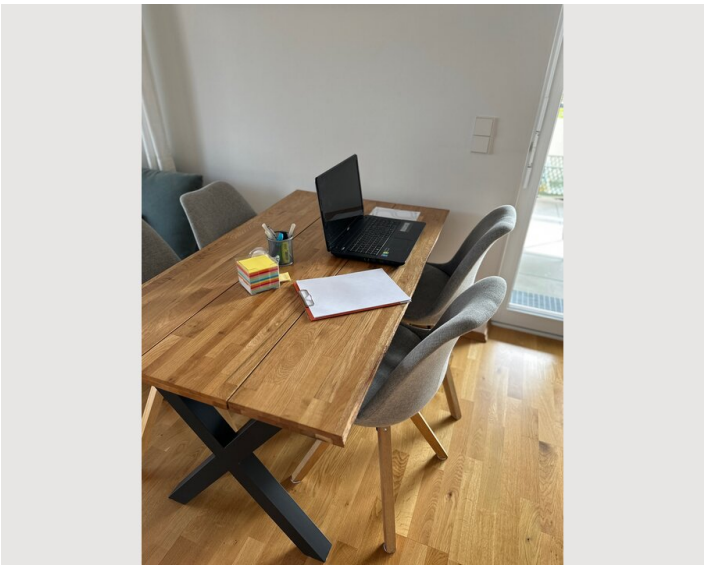


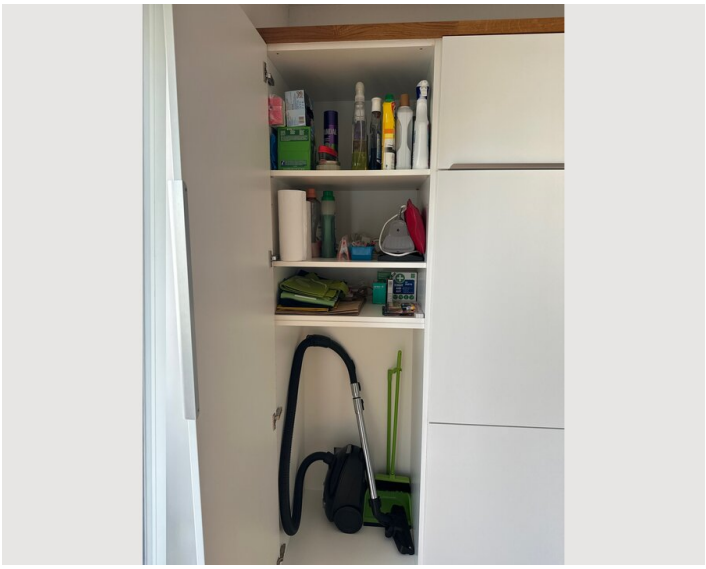












Infrastructure

2 min

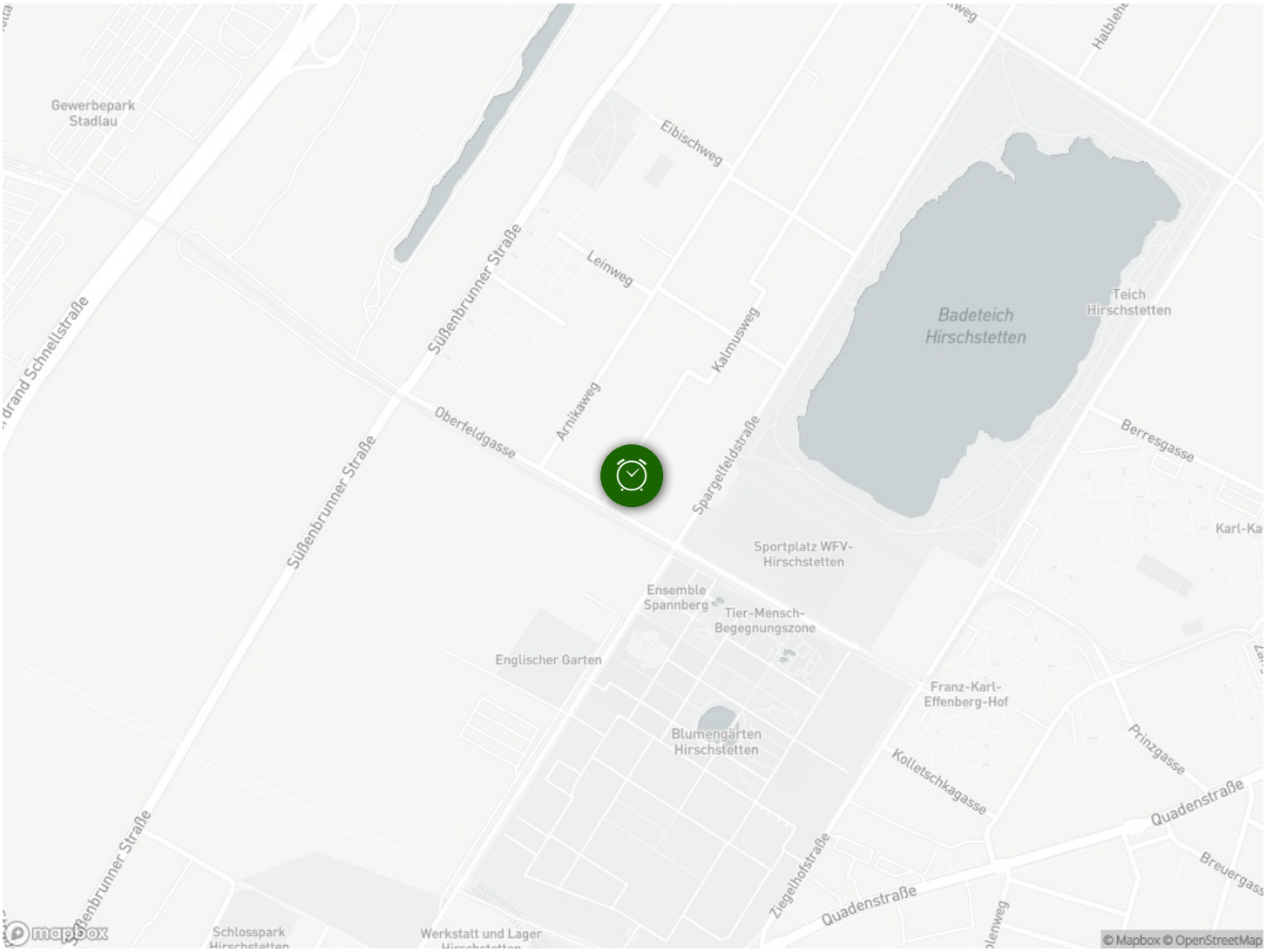
35 min

20 min

5 min

The apartment is well connected by public transport. Bus and tram stations are 2 min from the apartment. The city centre is 20 min by car or by public transport (tram, subway -U1, U2). The Vienna Inernational Centre is 15 min.

Location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Eibischweg
Süßenbrunner Straße
Leinweg
Kalmusweg
Badeteich Hirschstetten
Teich Hirschstetten
Arnikaweg
Oberfeldgasse
Spargelfeldstraße
Berresgasse
Sportplatz WFV-Hirschstetten
Ensemble Spannberg
Tier-Mensch-Begegnungszone
Englischer Garten
Franz-Karl-Effenberg-Hof
Blumengärten Hirschstetten
Prinzgasse
Kolletschkagasse
Quadenstraße
Ziegelhofstraße
Schlosspark
Werkstatt und Lager
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