



HOUSE, 1210 VIENNA

## Cottage and Garden

Object number: AMRF4

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A compact cottage with private garden in Vienna's 21st district – perfect for commuters or couples seeking a quiet temporary home with outdoor space.

<b>Period</b>	12/07/ - 12/08/2026
<b>Number of persons</b>	2
<b>Total incl. VAT.</b>	€ 1.165,55
Security deposit	€ 900,00

**Living space**22m<sup>2</sup>**Maximum occupancy**

2 Persons

**Complete accommodation** 

1 Bathroom at the corridor 1 Living-Sleepingroom

**Ground floor****Check-in**

15:40 - 00:00 Clock

**Check-out**

00:00 - 11:00 Clock

**Sleeping options****Living & Sleeping**

1x Sofa bed (2 persons)

**Description of accommodation**

This compact cottage in Vienna's 21st district offers everything needed for a comfortable temporary stay within 22 square metres. The highlight is the private garden with terrace – a rare feature that provides a genuine outdoor retreat after long working days.

The cottage sleeps up to two people in a shared bedroom and is accessed via a fully private entrance, ensuring complete independence from the rest of the building. The bathroom is located in the corridor and is reserved exclusively for this unit.

The kitchen is for private use only and is equipped with cooking utensils, glasses and tableware. A private washing machine is available, and bed linen and towels are included. Cleaning supplies, toilet paper, shampoo and soap are also provided as standard. Regular cleaning can be arranged at an additional cost.

A dedicated desk makes the cottage a practical choice for those who need to work from home. Bicycle storage is available free of charge. The cottage is also well suited for construction workers or tradespeople on extended project assignments.

Please note that the surrounding area has a short-term paid parking zone, which is worth considering when arriving by car. Pets are welcome on request. Smoking is not permitted on the premises.

## Equipment & Features



### Basic equipment

- Terrace
  - Private washing machine
  - Towels
  - Cleaning utensils
  - Garden
  - Bedclothes
  - Toilet at the corridor
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### First supply

- Toilet paper
  - Soap
  - shampoo
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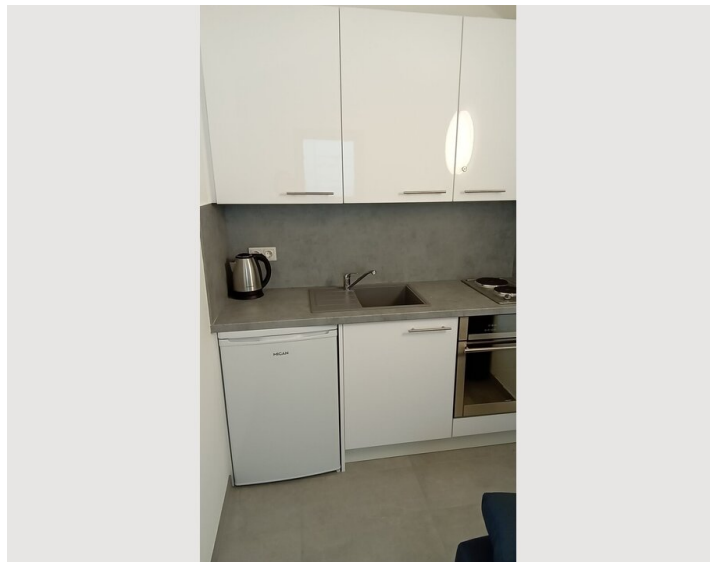
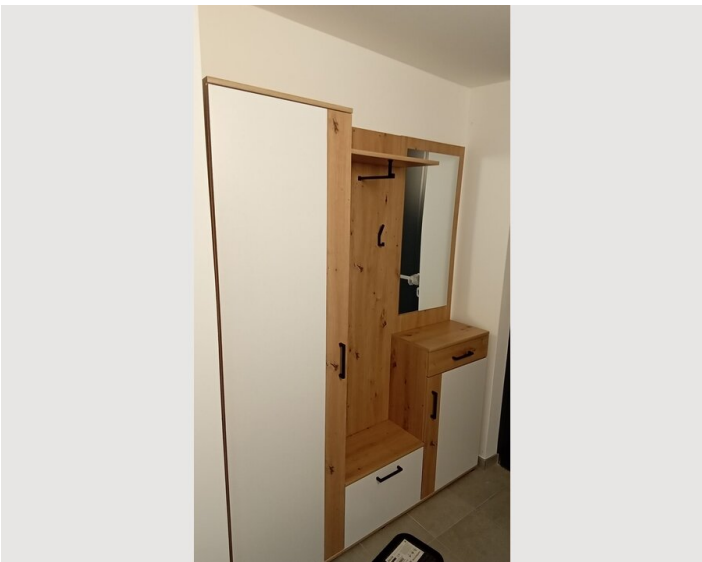
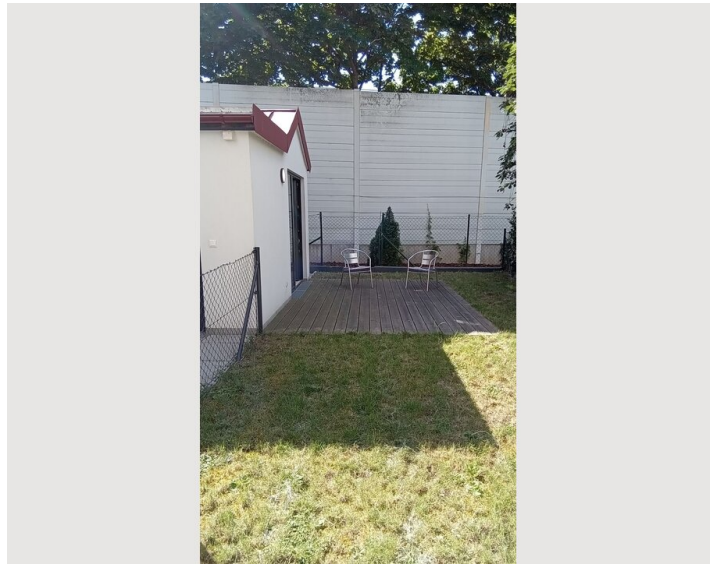
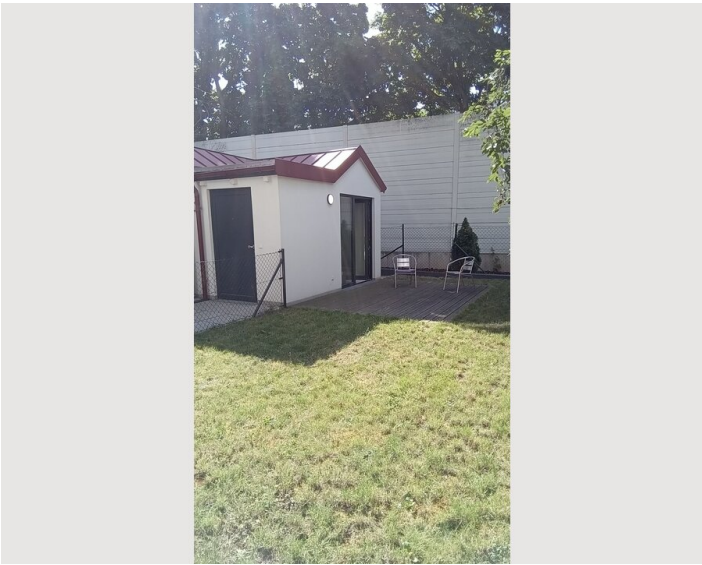
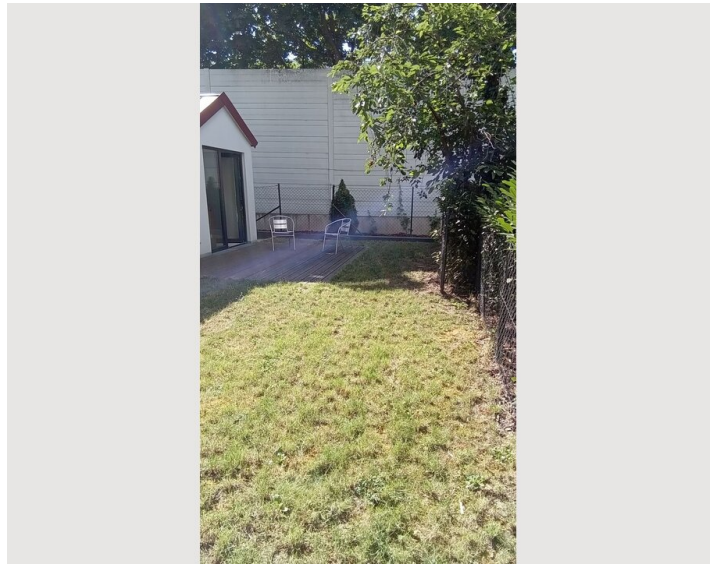
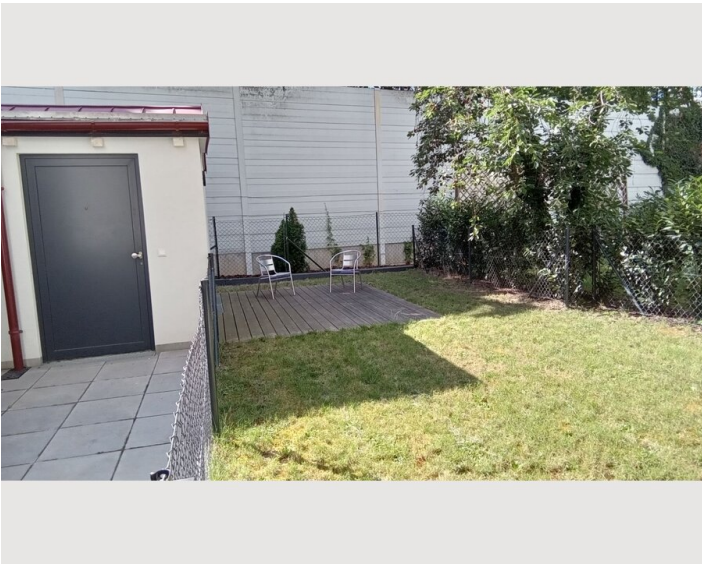
### Kitchen

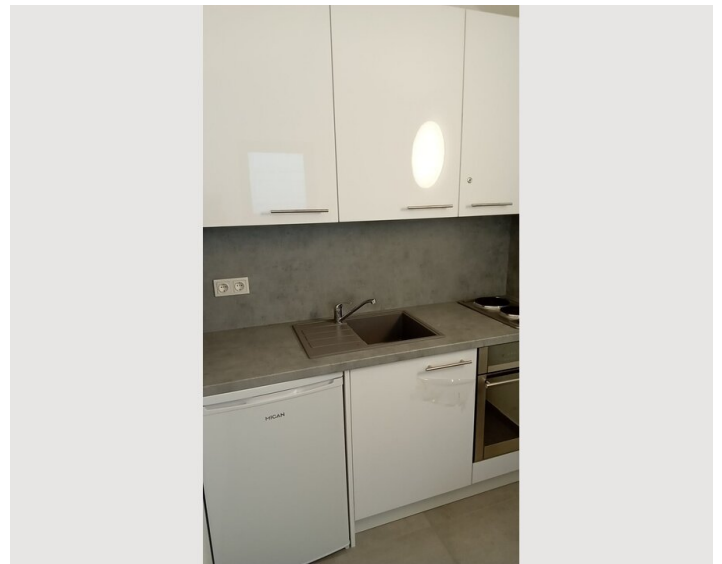
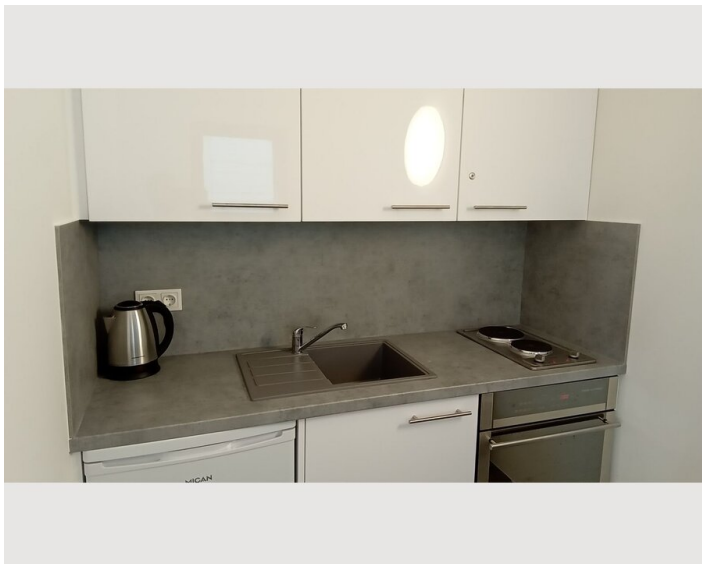
- Private kitchen
- Glasses/Tableware
- Cooking utensils

## Informations

- Suitable for construction workers
- Short-term parking zone subject to a charge
- Private entrance
- Regular cleaning at extra cost
- Smoking not allowed
- Desk/Workplace
- Pets on request
- Bicycle room free of charge

## Picture gallery





### Infrastructure

📍 City center: ca. 5,7 km

🚆 Train station: approx. 60 m

🚌 Bus stop: approx. 40 m

🛒 Supermarket: approx. 190 m

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Located in Vienna's 21st district, the apartment sits steps away from Floridsdorf station, one of the city's major transport hubs with direct U-Bahn, S-Bahn, and bus connections. This makes it an ideal base for professionals commuting across the city or beyond. Daily errands are effortlessly covered, with a Billa and Penny Markt within a short walk, plus several other grocery options nearby. A wide variety of dining choices – cafés, quick bites, and restaurants with international menus – are all reachable on foot within minutes. For expats, project staff, or business travellers on extended stays, the location offers the kind of practical, well-connected setup that makes everyday life straightforward and efficient.

## Location

