

Wien

# Condominium near Schönbrunn Palace

**Property ID: 20253447019**



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**PURCHASE PRICE: 330.000 EUR • LIVING SPACE: ca. 65,2 m<sup>2</sup> • ROOMS: 3**

**Property ID: 20253447019 - 1130 Wien**

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Property ID: 20253447019 - 1130 Wien

## At a glance

Property ID	20253447019	Purchase Price	330.000 EUR
Living Space	ca. 65,2 m <sup>2</sup>	Commission	3 % plus UST
Floor	1	Construction method	Solid
Rooms	3	Equipment	Built-in kitchen
Bedrooms	1		
Bathrooms	1		
Year of construction	1970		

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## Energy Data

Type of heating	Single-storey heating system	Energy Certificate	Energy demand certificate
Energy Source	Gas	Final Energy Demand	299.00 kWh/m <sup>2</sup> a
Energy certificate valid until	06.02.2033	Energy efficiency class	E
Power Source	Gas	Year of construction according to energy certificate	1970

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## The property



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## Floor plans



This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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## A first impression

This bright and welcoming 3-room apartment is located on the first floor in a quiet, leafy area of Vienna's Hietzing district (no elevator). The apartment impresses with its layout and room arrangement. This compact apartment comprises a living room, a study, and a bedroom. The kitchen, located in a separate room, features a window. The living room offers ample space for a dining area and a comfortable seating area. The bathroom includes a shower and a sink. A storage room provides plenty of space. The living areas feature parquet flooring. If you are looking for a bright apartment in a prime location in Vienna, surrounded by greenery, you will certainly feel very comfortable in this apartment!

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## Details of amenities

- 2 Zimmer 1 Kabinett
- Bad und WC getrennt
- Abstellraum
- Kellerabteil

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## All about the location

Unweit des ORF-Zentrums am Königlberg bzw. des Schloss Schönbrunn gelegen.  
Wenige Gehminuten zur Buslinie 58B Station Tiroler Gasse - diese fährt zur U-Bahn  
Station U4 Hietzing.

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## Contact partner

For further information, please contact your contact person:

Herten Immobilien GmbH

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*To the Disclaimer of von Poll Immobilien GmbH*

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