

High-quality first occupancy in Kaisermühlen - metro and danube nearby



IMG_5631

Objektnummer: 125653_84

Eine Immobilie von IMMOcontract Immobilien Vermittlung GmbH

Zahlen, Daten, Fakten

Adresse	Wagramer Straße 2A
Art:	Wohnung - Etage
Land:	Österreich
PLZ/Ort:	1220 Wien, Donaustadt
Baujahr:	2023
Zustand:	Erstbezug
Wohnfläche:	50,24 m ²
Nutzfläche:	46,60 m ²
Zimmer:	2
Bäder:	1
WC:	1
Balkone:	1
Heizwärmebedarf:	A 20,61 kWh / m ² * a
Gesamtenergieeffizienzfaktor:	A 0,80
Gesamtmiete	1.489,99 €
Kaltmiete (netto)	1.354,54 €
Kaltmiete	1.362,89 €
Betriebskosten:	115,55 €
Provisionsangabe:	

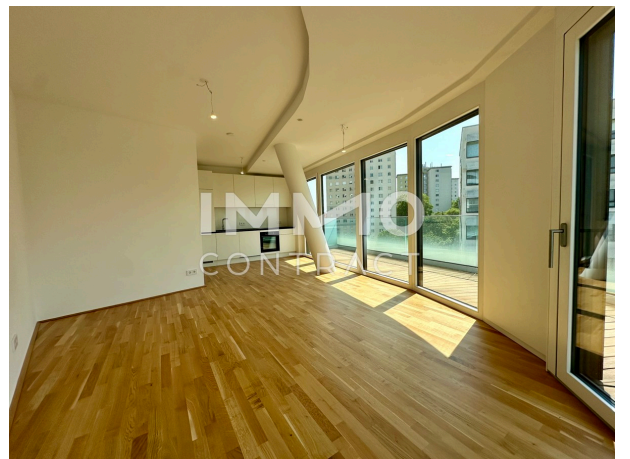
Gemäß Erstauftraggeberprinzip bezahlt der Abgeber die Provision.

Ihr Ansprechpartner

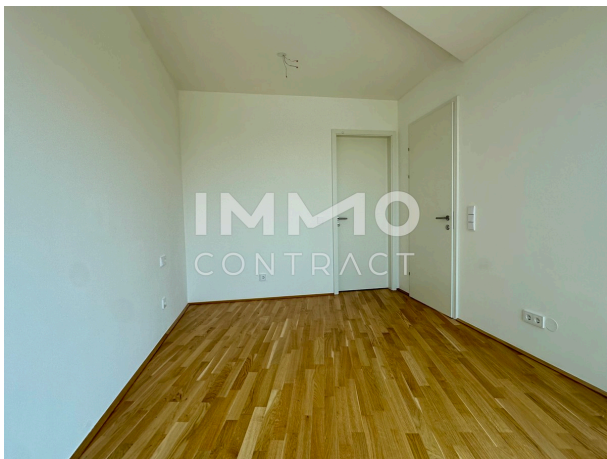


Martina Abiodun-Regenfelder

IMMOcontract Immobilien Vermittlung GmbH













Objektbeschreibung

The marketing of 159 exclusive rental apartments in the DANUBEVIEW project, located right next to the landmark DANUBEFLATS project, is starting here. DANUBEVIEW impresses not only because of its special location and breathtaking view of the Danube but also due to the well-thought-out mix of apartments. Spread over 8 floors, you will find 1-4 room apartments ranging in size from 30m² to 150m². Each apartment has an attractive outdoor space. A medical center on the ground floor, a modern Billa supermarket, and a restaurant on the premises complete this exclusive project. Project overview: - 159 exclusive rental apartments, first occupancy - 1-4 rooms - 30m²-150m² - Attractive outdoor spaces with each apartment - U1 Donauinsel in close proximity - Attractive location (Copa Beach, New Danube, medical center, Billa) - Expected move-in date: May 2024 Features: - High-quality oak parquet floors - Fine stoneware in the bathrooms - Attractive outdoor spaces with bamboo flooring - High-quality kitchens with branded appliances - Underfloor heating and cooling - Electric external blinds Take your chance now and secure your desired property by scheduling a viewing appointment with us! You can reach us by phone at +43 664 60008854 or by email at m.ancona@immocontract.at. We look forward to hearing from you!