



High end urban living on the  
Roofs of Vienna with their own  
Private terrace and panoramic

Gonzagagasse | 1010 Vienna

# High end urban living on the Roofs of Vienna with their own Private terrace and panoramic view

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GREATSPOT  
Immobilien

## Description

This beautiful, freshly renovated 3-room flat is located in a very quiet and upscale area in Vienna's 1st district in close proximity to the Danube Canal and the city centre and combines modern city living with a special living ambience. The 72 m<sup>2</sup> flat and the 11 m<sup>2</sup> terrace offer a fantastic view of St. Stephen's Cathedral. In addition, the property offers a further approx. 250 m<sup>2</sup> roof terrace, which serves as a common area on the 10th floor and offers a breathtaking 360° view over Vienna's city centre. The flat impresses with a well thought-out floor plan and a very practical room concept. When renovating this south-facing oasis of well-being, attention was paid to the high quality of the materials, which is why it conveys a particularly charming flair in combination with a modern living culture. The flat is rented including unused, brand-new furniture. Due to its central location, the flat is also well connected to public transport (U1/U4 Schwedenplatz, U2/U4 Schottenring, tram lines 1 and 2 and bus lines 2A and 3A are in the immediate vicinity).

Living Space: 72 m<sup>2</sup>

Terrace: 11 m<sup>2</sup>

Garage: -

# Photos



# Photos





# Photos



# Photos





**OIA**  
Österreichischer  
Institut für Energieeffizienz

OIB-Archiv Nr. 6  
Ausgabe: März 2015

# Energieausweis für Wohngebäude

**BEZEICHNUNG** 1010 Wien, Gonzagagasse 8 / Rudolfsplatz 7

Gebäude(-teil) 1.Obergeschoss - 7. Obergeschoss

Nutzungsprofil Mehrfamilienhaus

Straße Gonzagagasse 8 / Rudolfsplatz 7

PLZ/Ort 1010 Wien

Grundstücksnr. 1375

Baujahr 1956

Letzte Veränderung 2015

Katastralgemeinde Innere Stadt

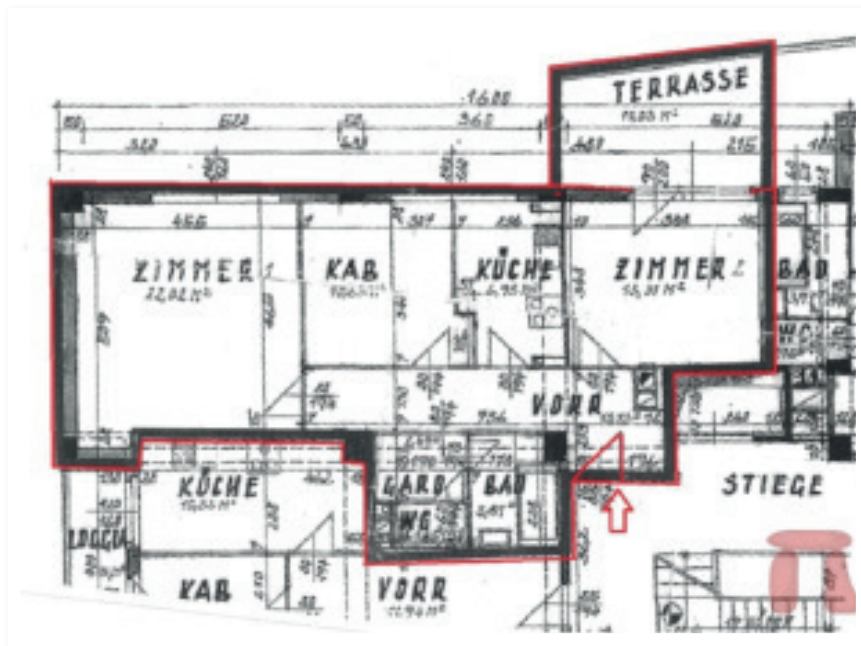
KG-Nr. 01004

Seehöhe 170 m

**SPEZIFISCHER STANDORT-REFERENZ-HEIZWÄRMEBEDARF, STANDORT-PRIMÄRENERGIEBEDARF,  
STANDORT-KOHLENDIOXIDEMISSIONEN UND GESAMTENERGIEEFFIZIENZFAKTOR**

	HWS <sub>Ref,2K</sub>	PEB <sub>2K</sub>	CO <sub>2</sub> <sub>2K</sub>	f <sub>GES</sub>
A ++				
A +				
A				
B				
C				
D				
E				
F				
G				

# Floor Plan



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