

Exposé

Terrassenwohnung in München

Fully furnished, elegant 3-room Garden Apt., WLAN, large Home Office, private parking



Objekt-Nr. **OM-381512**

Terrassenwohnung

Vermietung: **2.650 € + NK**

81827 München
Bayern
Deutschland

Baujahr	2001	Mietsicherheit	5.000 €
Etagen	2	Übernahme	Nach Vereinbarung
Zimmer	3,00	Zustand	gepflegt
Wohnfläche	90,00 m ²	Schlafzimmer	2
Nutzfläche	100,00 m ²	Badezimmer	1
Energieträger	Gas	Etage	Erdgeschoss
Summe Nebenkosten	250 €	Tiefgaragenplätze	1
Miete Garage/Stellpl.	100 €	Heizung	Zentralheizung

Exposé - Beschreibung

Objektbeschreibung

Fully furnished and easy move-in. Pets welcome!

90 sqm large garden apartment in a modern townhouse with only 8 residential units.

Spacious living space with a large master bedroom with a box-spring bed and a second bedroom that can also be used as a home office.

The living spaces are bright and spacious. The kitchen is fully equipped and features brand-name appliances.

A washer and dryer are also included in the rent.

- Spacious south-facing sun terrace with garden
- Large underground parking space (no duplex), remote-controlled garage door
- Large windows facing east, south, and west, very bright and sunny
- Modern fitted kitchen with brand-name appliances and a ceramic sink
- Design bathroom with LED Lighting and TV, daylight window, rain shower, bathtub, WC

Ausstattung

- Fully furnished, ready to move in
- Underground parking space with remote control
- High-speed internet
- Electric shutters.
- New 65-inch Smart TV compatible with Amazon Echo, Google Home, Apple AirPlay
- Parquet flooring

Fußboden:

Parkett, Fliesen

Weitere Ausstattung:

Terrasse, Garten, Keller, Vollbad, Einbauküche

Sonstiges

A maximum of 2 adults plus 1 child is possible.

Bed linen and towels can be provided for a fee.

Pets allowed according to arrangement. Fees apply.

Lage

Waldtrudering, an upscale district in the east of Munich, characterized by villas, single-family homes, and small residential complexes.

With excellent transport links

- A few minutes' drive from the A94 and A99 motorways
- Gronsdorf S-Bahn station
- Bus line 146

- Munich Trade Fair Center in Trudering-Riem, one of the largest exhibition centers in Europe
- Extensive Riemer Park with a beautiful swimming lake and numerous recreational facilities
- Trudering Forest (approx. 5 minutes' walk) for joggers and walkers
- Shopping centers, supermarkets, shops, restaurants, schools, and medical facilities in the immediate vicinity

Infrastruktur:

Apotheke, Lebensmittel-Discount, Allgemeinmediziner, Kindergarten, Grundschule, Hauptschule, Realschule, Gymnasium, Gesamtschule, Öffentliche Verkehrsmittel

Exposé - Galerie



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Exposé - Grundrisse



Grundriss