



HOUSE, VIENNA


## Private Villa with Sauna, Garden und Party Room perfect for Families & Friends & Business (Prime Rooms)


Object number: PrimeRooms1



[View and rent online](#)


Your unique stay with friends and family in Vienna! Rent our villa including service and enjoy our amenities! - tailored to holiday-needs, like Sauna, garden, Party Room, games, projector and much more!

<b>Period</b>	20/01/ - 20/02/2025
<b>Number of persons</b>	2
<b>Total incl. VAT.</b>	€ 7.782,90
Security deposit	€ 5.700,00


 **Living space**  
350m<sup>2</sup>

 **Maximum occupancy**  
15 Persons

 **Complete accommodation**   
3 private bathrooms 4 Separated bedrooms

 **3. floor**

 **Check-in**  
09:00 - 22:00 Clock

 **Check-out**  
09:00 - 15:00 Clock

### Sleeping options

### Bedroom 1



1x Double bed (1,80 m x 2 m)



1x Sofa bed (2 persons)

### Bedroom 2



6x Bunk bed

### Bedroom 3



1x Double bed (1,60 m x 2 m)



1x Sofa bed (2 persons)

## Bedroom 4



1x Double bed (1,60 m x 2 m)



1x Sofa bed (2 persons)

### Descripton of accommodation

What makes us extraordinary?

Our house was the home of a family of 4 over 40 years - then we came and turned it into a Home-Stay Hostel, where backpackers, meet each other, share experiences, spend time together & with us and leave Vienna at the end of their stay as friends.

Our destiny thought that our concept is not unique enough, and thanks to the Corona crisis we were allowed to reinvent ourselves ... and so we can present you:

Our Villa, with service, games, house party possibility, enough privacy and carefree relaxation with your friends and family - because the house can welcome up to 14 guests.

We have decorated the house with love for detail, colours and cosiness and are looking forward to showing it to you - we are sure that at the end of your stay you will love our house as much as we and our guests did, because they said

"This is just the coolest house to stay in. There are always specially prepared meals, free beer, various games, the most comfortable sofas and beds and sometimes even really good parties with great music. But never after 10:00 a.m., because the neighborhood is respected."

"The Vibe is always super nice, because you meet individual travellers, people living in Vienna, but also international friends and family of the owners."

## Equipment features



### Basic equipment

- Balcony
  - Garden
  - Internet/Wifi
  - TV
  - Private washing machine
  - Bedclothes
  - Private toilet
  - On the road without time limit without any cost
  - Iron & ironing board
  - Hairdryer
  - Terrace
  - Garden sharing
  - Music system/docking station
  - Printer
  - Private dryer
  - Towels
  - Private parking space
  - Vacuum cleaner
  - Cleaning utensils
- 



### Fireplace

- Gas grill
- 



### Wellness

- Sauna
- 



### First supply

- Toilet paper
  - Soap
  - Fridge filling on request
  - shampoo
  - Nespresso capsules
- 



### Kitchen

- Private kitchen
- Glasses/Tableware
- Filter coffee
- Microwave
- Cooking utensils
- Espresso machine
- Dishwasher

## Informations

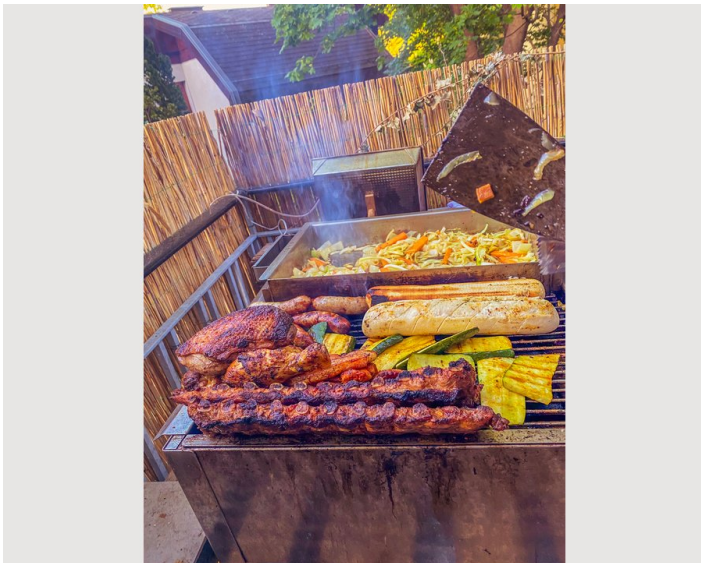
- Suitable for construction workers
- Smoking allowed
- Short-term parking zone subject to a charge
- Private entrance
- Regular cleaning at extra cost
- Suitable for children
- Free short-term parking zone
- Desk/Workplace
- Pets on request
- Bicycle room free of charge

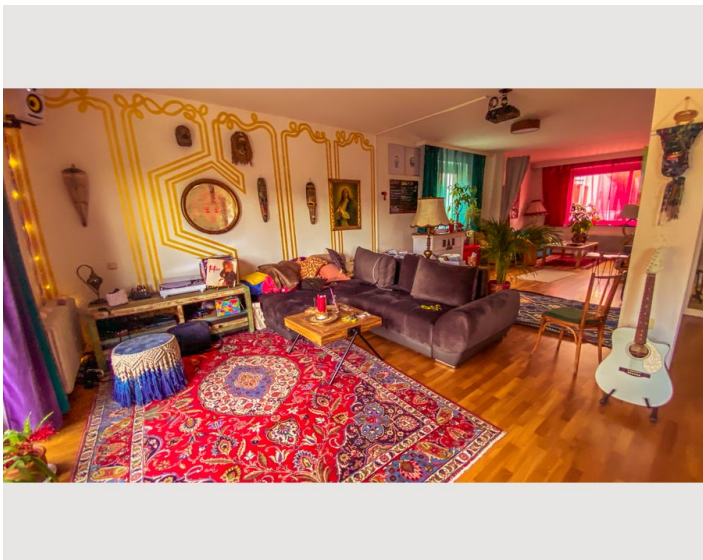
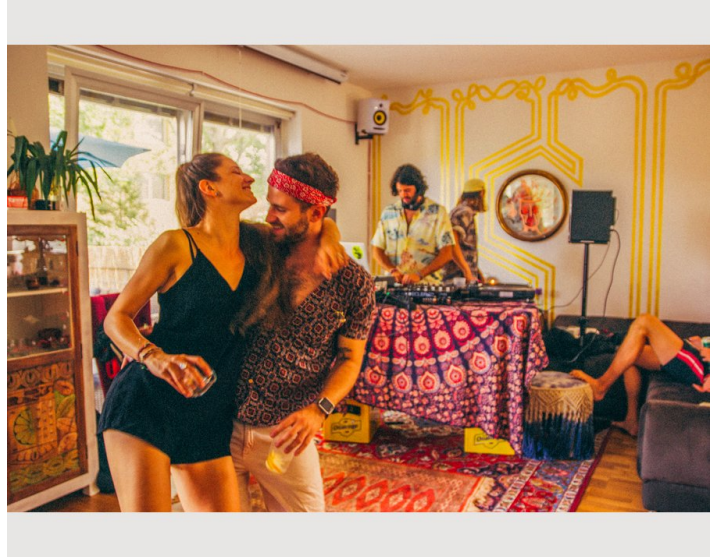
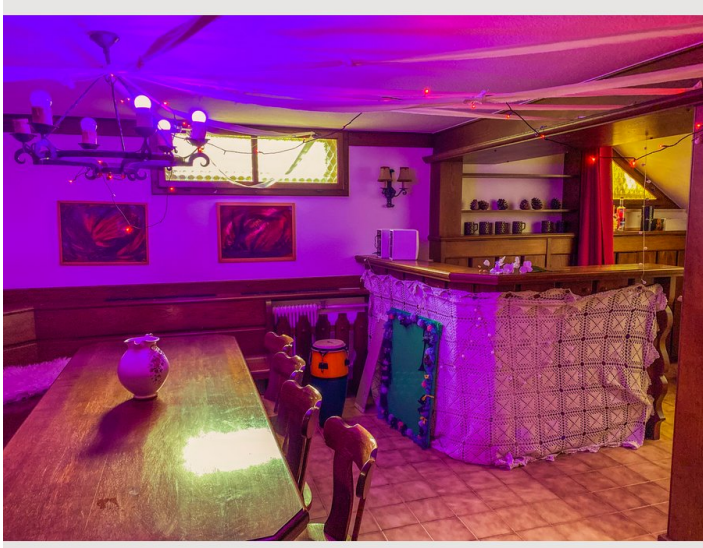
## Additional services

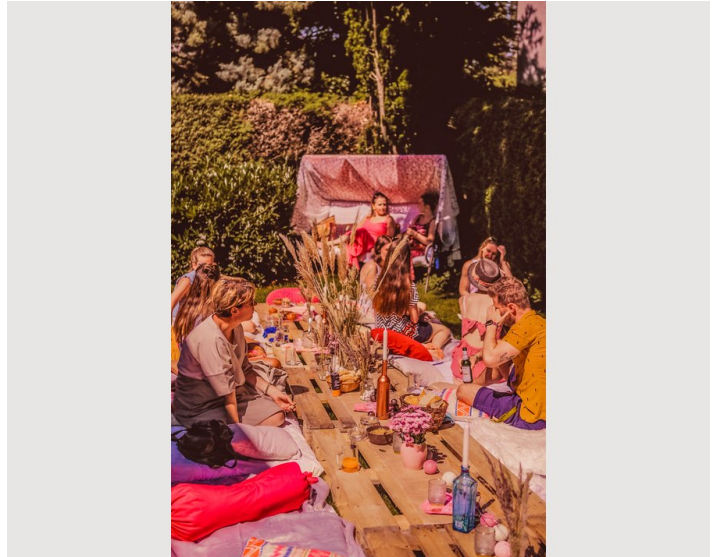
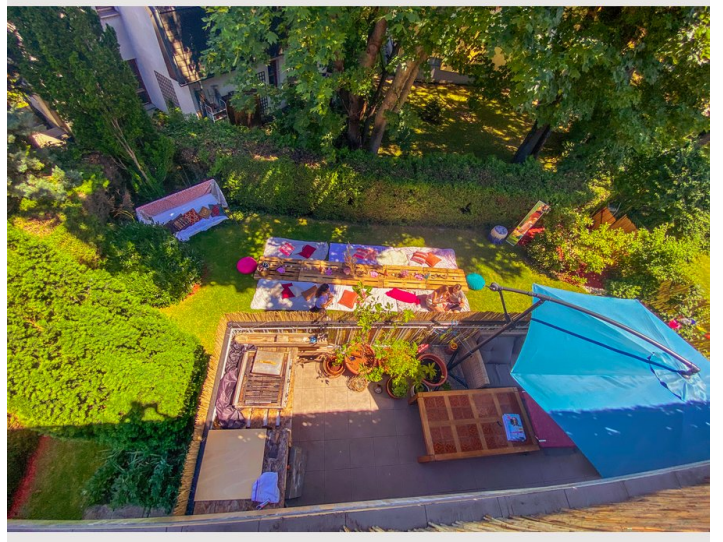
- weekly clean up (€ 650,00)

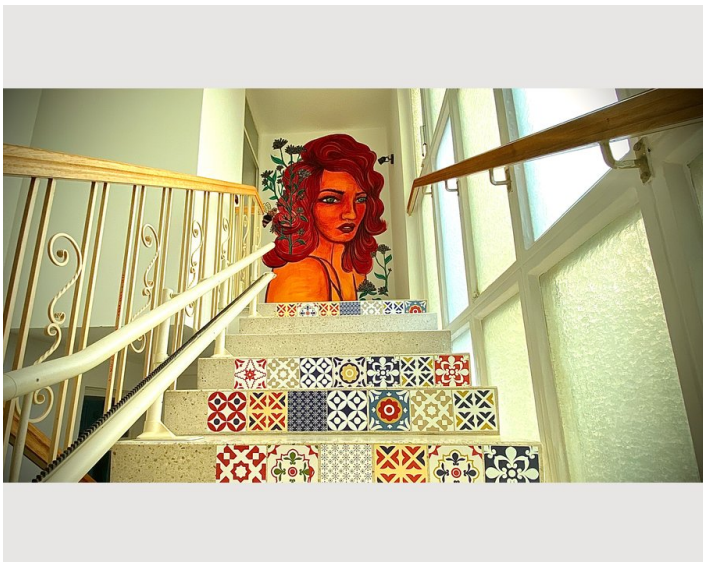
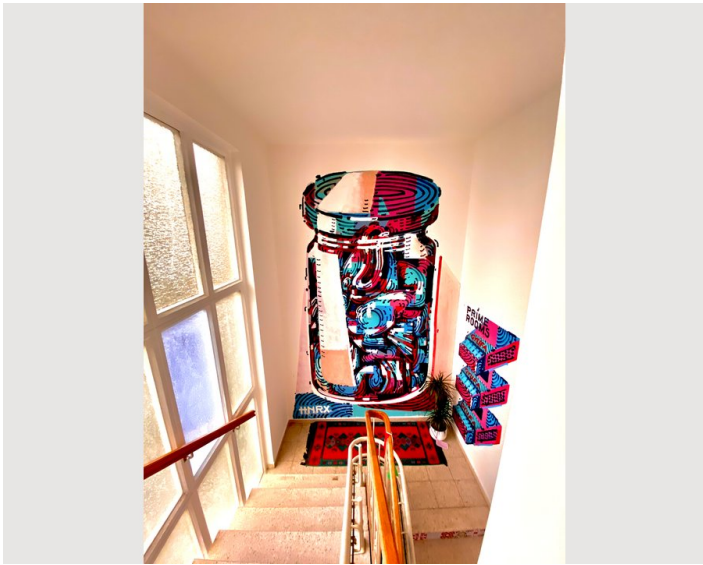
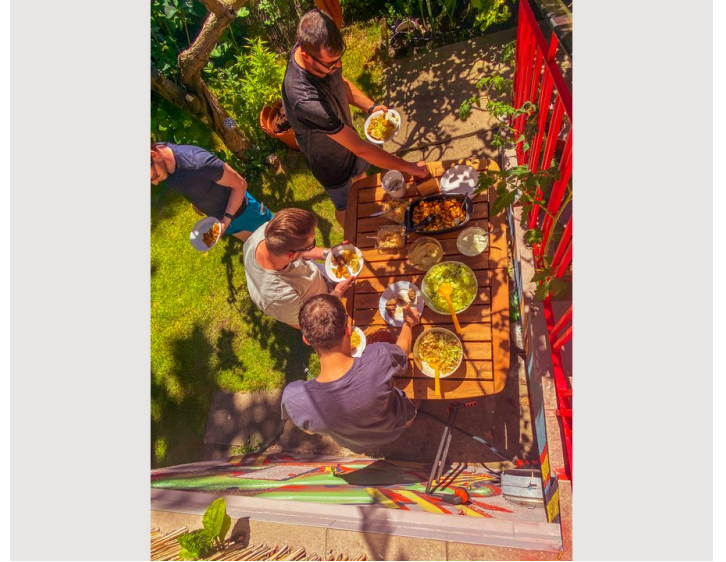
All prices are gross per month - billing is done directly with the lessor.

## Picture gallery

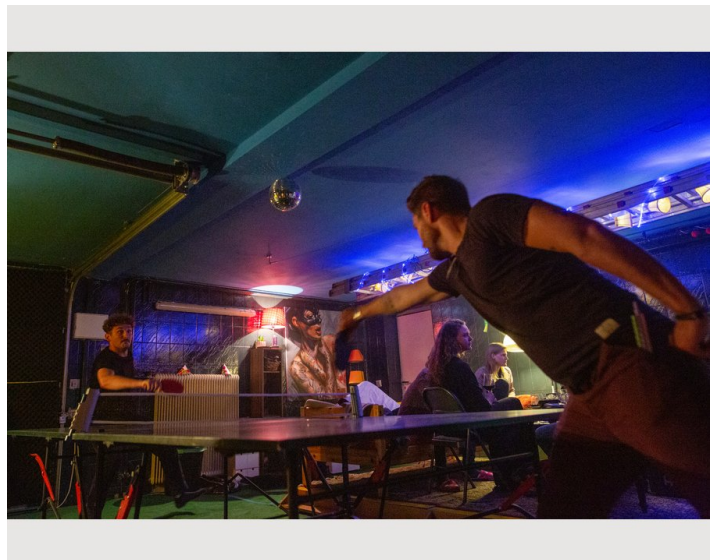


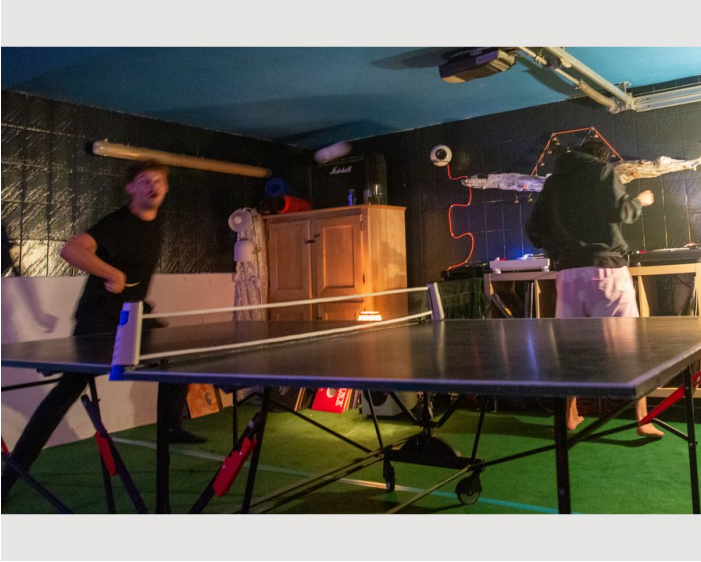






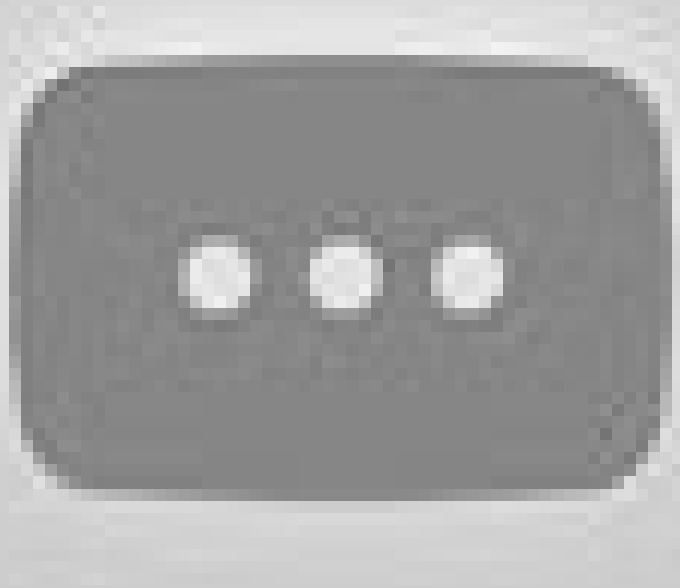











## Video

[Goto Video](#)



## Infrastructure

-  1 Minute by foot 46A/46B/51A - Ottakringer Bad
-  45min per public transport
-  7 Minuten per Bus - Bahnhof Ottakring
-  1 Minute by foot
-  25min per public transport

The Prime Rooms Vienna is located on "Willhelminen Berg", one of the most beautiful and lively parts of Vienna. Small bars, great restaurants and supermarkets can easily be reached by bus. The magnificent castle 'Schloss Willhelminen', a public astonishing bath, hiking and biking routes are in walking distance from the house away. You will have a beautiful view all over Vienna and are still very close to the center!

Best to get the metro line U3 to the station "Ottakring" from there you take the Bus line 46B until "Ottakringer Bad"

Nearby places:

- Kuffner Observatory – 100 m
- Ottakringer Bad – public swimming pool – 100 m
- Weinschenke zur Blauen Nos'n - Heuriger tavern– 500 m
- Plachuttas Grünspan – 1 km
- Schönbrunn entrance Hietzing: 4 km - 18 min by bus (51A), directly
- Ottakringer Brewery – 2 km- 16 min by public transport

1 district (where you can find all the obligatory sightseeing spots☺): 20 min by public transport  
U3 Ottakring 10 min by bus 46B – bus station 1 min from house

Direction

Airport Vienna:

S7 till Wien Mitte station -> change to U3 underground line, direction Ottakring, till station Ottakring-> change to busline 46B direction Wien Wilhelminenberg, till station Ottakringen Bad -> 1 Min. by feet you reach us at Vilicusweg 10!

Westbahnhof railway station

Take the U3 metroline, direction Ottakring, till station Ottakring -> change to busline 46B direction Wien Wilhelminenberg, till station Ottakringen Bad -> 1 Min. by feet you reach us at Vilicusweg 10!

Hauptbahnhof railway station

U1 direction Leopoldau till Stephansplatz – change to U3, direction Ottakring, till station Ottakring-> change to busline 46B direction Wien Wilhelminenberg, till station Ottakringen Bad -> 1 Min. by feet you reach us at Vilicusweg 10!

Bahnhof Meidling railway station

U6, direction Floridsdorf till Längenfeldgasse- change to U4, direction Hütteldorf, till station Hietzing -change to busline 51A till station Ottakringer Bad - > 5 min walk till you reach us: go right on Demuthgasse till you reach Johann-Staud-Straße then take a right again before the bus station of 46B take a left to Vilicusweg ☺

Erdberg -bus station:

Take the U3 metroline, direction Ottakring, till station Ottakring -> change to busline 46B direction Wien Wilhelminenberg, till station Ottakringen Bad -> 1 Min. by feet you reach us at Vilicusweg 10!

## Location

