

Luxury Property With Private Vineyard For Sale Austria, Vienna, Wien 1190

6,500,000 €

QUICK SPEC

Year of Construction	POA
Bedrooms	6
Half Bathrooms	
Full Bathrooms	4
Interior Surface approx	550 m2 - 5,381 Sqf.Ft.
Exterior Surface approx	2,586 m2 - 27,835 Sqf.Ft
Parking	2 Cars
Property Type	House

TECHNICAL SPECIFICATIONS

Luxury property with private vineyard This gorgeous property is located in a prime location in the 19th district of Vienna and directly adjoins the vineyards of Neustift am Walde. It is only a few minutes' walk to the most famous Viennese Heuriger with delicious delicacies and good wine. Both public and by car, the city center of Vienna is good and quickly accessible. This exclusive and unique villa property, with adjoining guesthouse and its own vineyards, is located in one of the most exclusive and sought-after locations in Vienna, in Neustift am Walde. The spacious property is divided into an impressive main building, a guest house, as well as several, lovingly designed, garden pavilions. In the center of the living area of the main house is an open fireplace, which is surrounded by the kitchen and the dining area. Another special highlight is the open-plan master area with dressing area and glass-enclosed en suite bathroom with free-standing bath, from where you can enjoy a wonderful view of the garden and the wonderful vineyards. A wellness area with steam bath and sauna completes the offer of this level. In the open-plan attic are two more spacious bedrooms with bathroom, and a spacious terrace, from which you can enjoy a wonderful view. In, over 140 square meters, outbuildings are two bedrooms with each bathroom, and a separate living area including kitchen. For the children and friends of the house in the garden a fenced soccer field is available. A garage for two cars, as well as all storage areas, complete the extensive offer of this property

PROPERTY FEATURES

BEDROOMS

- Total Bedrooms - 6

- Master Bedrooms -
- Suite -

BATHROOMS

- Total Bathrooms - 4

- Full Bathrooms -
- Half Bathroom -

OTHER ROOMS

- Kitchen
- Dining area

- open-plan master area with dressing area and glass-enclosed en suite bathroom with free-standing bath
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HEATING AND COOLING

- Cooling Features: Central A/C

- Heating Features: Central Furnace

INTERIOR FEATURES

- Open fireplace
- Wellness area with steam bath
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EXTERIOR AND LOT FEATURES

- Guest House
- Garden pavilions
- Vinyards
- soccer field

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POOL AND SPA

- Pool
- Spa area with sauna

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LAND INFO

- Lot Size: 2,586 m2 - 27,835 Sqf.Ft

GARAGE AND PARKING

- Garage Spaces:
- Parking Spaces:

SCHOOL INFORMATION

The Republic of Austria has a free and public school system, and nine years of education are mandatory throughout the nation from the ages of six to fifteen

- Vienna International School
- The American International School · Vienna
- International Christian School of Vienna
- Danube International School Vienna

AMENITIES AND COMMUNITY FEATURES

- There are no restrictions on foreigners buying properties in Austria
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BUILDING AND CONSTRUCTION

- Living: 550 m2 - 5,381 Sqf.Ft.
- Year Built: POA
- Location :
- Topography : Flat
- Levels or Stories: 2
- Structure Type: House
- House Style: Town House
- Furnishing :
- Materials : Brick

OTHERS

- Vineyards
- City
- Panoramic views

ABOUT THE AREA

Austria is a German-speaking country in Central Europe, characterized by mountain villages, baroque architecture, Imperial history and rugged Alpine terrain. Vienna, its Danube River capital, is home to the Schönbrunn and Hofburg palaces. It has counted Mozart, Strauss and Freud among its residents. The country's other notable regions include the northern Bohemian Forest, Traunsee Lake and eastern hillside vineyards.

Vienna, Austria's capital, lies in the country's east on the Danube River. Its artistic and intellectual legacy was shaped by residents including Mozart, Beethoven and Sigmund Freud. The city is also known for its Imperial palaces, including Schönbrunn, the Habsburgs' summer residence. In the MuseumsQuartier district, historic and contemporary buildings display works by Egon Schiele, Gustav Klimt and other artists.