



72 m² flat in Old Town, Würzburg (available from 15.09.2026) Fixed-term rental for up to 18 months

Location:

The apartment is situated in a prime location in the heart of Würzburg's Old Town. The pedestrianised city centre, the River Main, the market square, as well as numerous cafés, restaurants and shops are all right on your doorstep. Würzburg Cathedral, the Residence and the Theatre are all within just a few minutes' walk.

Transport connection:

Bus stops for routes 6 and 16 are located directly in front of the building. The Mainfrankentheater, Residenz and Dom stops are also within a few minutes' walk.

Number of rooms and size:

This spacious and well-designed three-room apartment offers approximately 72 m² of living space and comprises:

- 1 bedroom
- 1 study/home office (which can also be converted into a child's bedroom)
- 1 living room
- Fully equipped kitchen
- Modern shower room
- Approx. 60 m² private rooftop terrace

Description:

This beautifully laid-out three-room apartment is located on the first floor of a small apartment building and combines the charm of Würzburg's historic Old Town with modern comfort. The apartment was completely renovated in 2016 and freshly refurbished in July 2026. The absolute highlight is the approximately 60 m² private rooftop terrace. Right in the heart of the city, it provides a peaceful private retreat and plenty of space for relaxing, entertaining and gardening.

Equipment:

The apartment is rented **fully furnished and move-in ready**, with everything you need for a comfortable stay – comparable to a high-quality serviced holiday apartment.

Kitchen:

High-quality fitted kitchen with granite worktop, oven and hob with extractor hood, fridge/freezer and dishwasher. The separate utility/storage room includes a washing machine and tumble dryer.



Crockery, kitchen utensils and all essential small appliances are provided. The kitchen has direct access to the rooftop terrace and a small dining area for two.

Living room:

Two-seater sofa, sideboard, flat-screen TV and small wall-mounted cabinets.

Bedroom:

Double bed with bedside tables and wardrobe. Two windows are fitted with insect screens and external blinds.

Study / Home Office:

Fully equipped for working from home, including a desk, Swopper ergonomic stool and reading chair. The room can also be converted into a child's bedroom if required.

Bathroom:

Bright bathroom with natural daylight, high-quality modern fittings and a walk-in shower.

Hallway & Storage:

Custom-built fitted wardrobes provide ample storage space for clothing, household items and other belongings.

Rooftop Terrace:

Approx. 60 m² private rooftop terrace with potted plants, outdoor furniture and a garden shed. Tenants are welcome to personalise and further design the terrace according to their own preferences.

Heating:

Individual gas heating system.

Internet / Wi-Fi:

The tenant is responsible for arranging the registration and activation of the internet connection.

Monthly rent and service charges:

All-inclusive rent: €1,700 per month

The monthly flat rate includes all additional costs and utilities.

Deposit:

€3,400

Contact:

Annette Müller wohnmueller@freenet.de

