

74 Huge 2br house bungalow, fitted kitchen, 4x parking, garage, fenced yard in Klein-Winternheim - 21 min to Clay

- available 1st of February 2025 -

This spacious bungalow is thoughtfully designed on a single floor, with additional storage, hobby room, winter garden, pantry and laundry. It features a bright and sunny terrace, a fenced yard for privacy, a garage, a fully fitted kitchen, and a comfortable living room with a separate dining area—perfect for both family living and entertaining.

Location: Nestled in a pet-friendly residential neighborhood, Klein-Winternheim, close to field and trails, offers everything you need for comfortable living. The town you find bakeries, grocery stores, restaurants, doctors, banks, hair salons, boutiques, and more—all within easy reach. 21 min to Clay, 24 min to Amelia Earhart Building, 20 min by car to Mainz-Kastel.

- Rental price: €2800 plus utilities
- Living area: 174 sqm (1872 sqft) + 32 sqm (344 sqft) storage
- Plot: 1934 sqm (20817 sqft)
- Living / dining room: 173 sqm (786 sqft)
- Fitted kitchen with appliances: dishwasher, freezer, oven, refrigerator, electric stove and hood
- Bedrooms: 2
- Bathrooms: 2 (2x shower & 1x tub)
- Parking: 4 + garage
- Terrace / balcony: yes
- Fenced yard: yes
- Heating: electric & pallet heating
- Storage: yes + laundry room + pantry + winter garden
- Floor: laminate and tiles
- Appliance: el. shutters, light fixtures, fireplace
- Pet's allowance: yes
- deposit: two cold rents
- American housing contract welcome!

Energy performance certificate H 326 kWh/(m²*a).

Electricity and gas to be registered by the tenant via the UTAP office.

Arrange your personal viewing appointment. I'm looking forward to hearing from you.

Further pictures and information on request via phone, WhatsApp, Signal, or email

Arthur Schultek

AS Immobilien

+49-157-79570808

Other rental listings:

<https://en.as-immobilien-wiesbaden.com/mietobjekte>

Follow us on FB or Instagram

<https://www.facebook.com/ASImmobilienWiesbaden>

https://www.instagram.com/as_immobilien_wiesbaden Note: All information in this exposé is

based on the information provided by the landlord and has been prepared with care. However, the existence of errors cannot be ruled out, therefore the information is provided without any liability. The right to change rental prices is reserved.

AS Immobilien

Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

✉ arthur.schultek@as-immobilien-wiesbaden.com

☎ +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

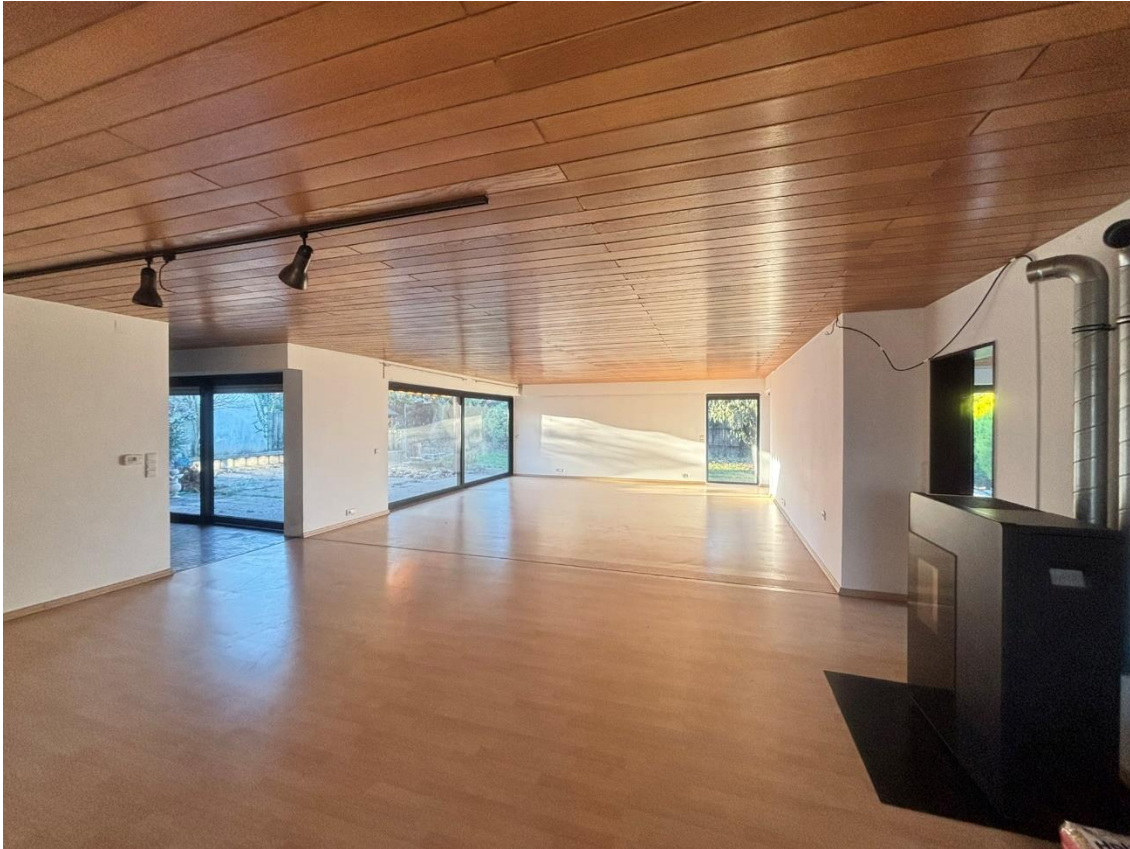
Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808





SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

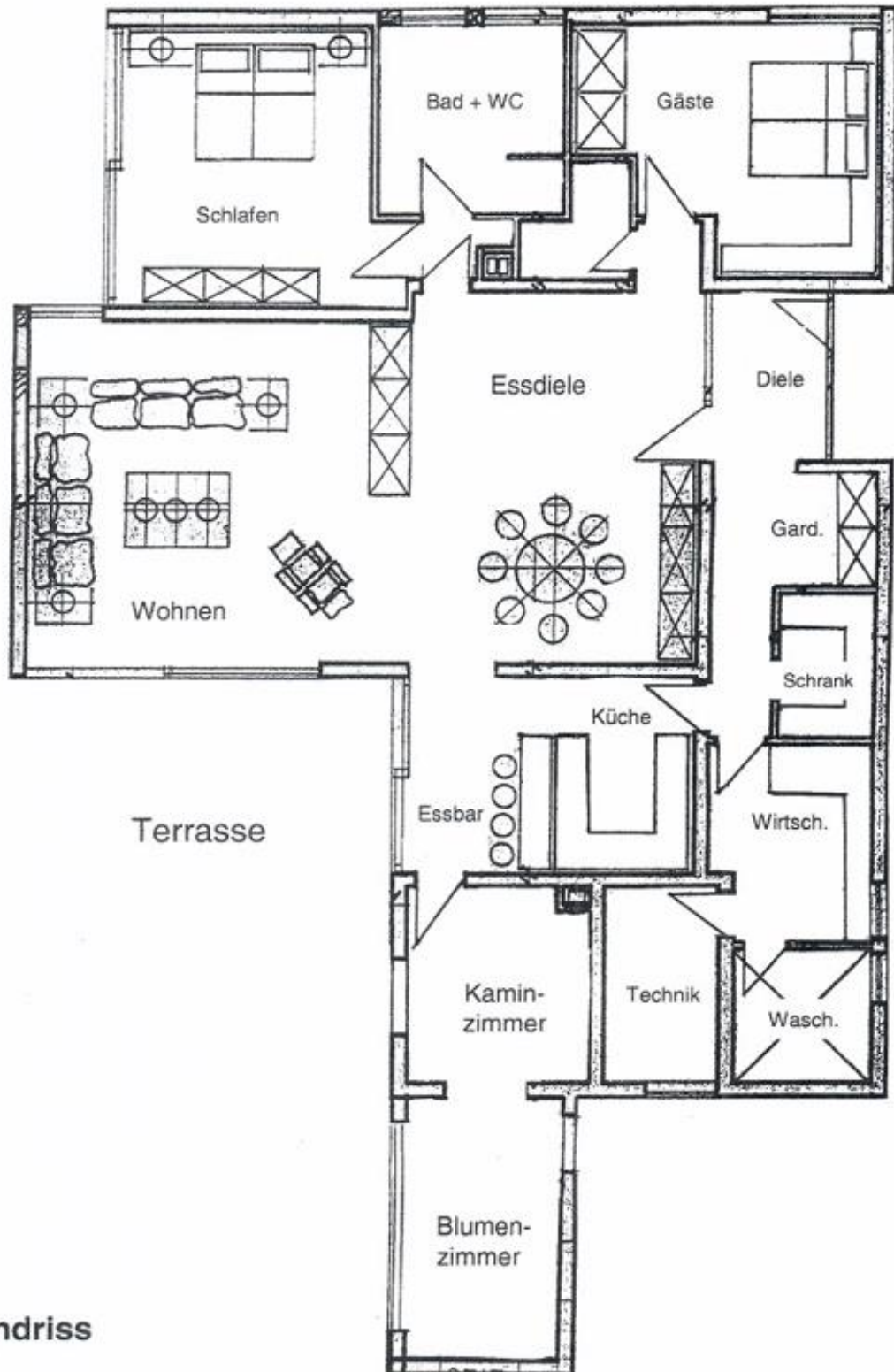
Am Gänsberg 28, 65207 Wiesbaden

 arthur.schultek@as-immobilien-wiesbaden.com

 +49-157-79570808



SCAN ME



Grundriss

AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

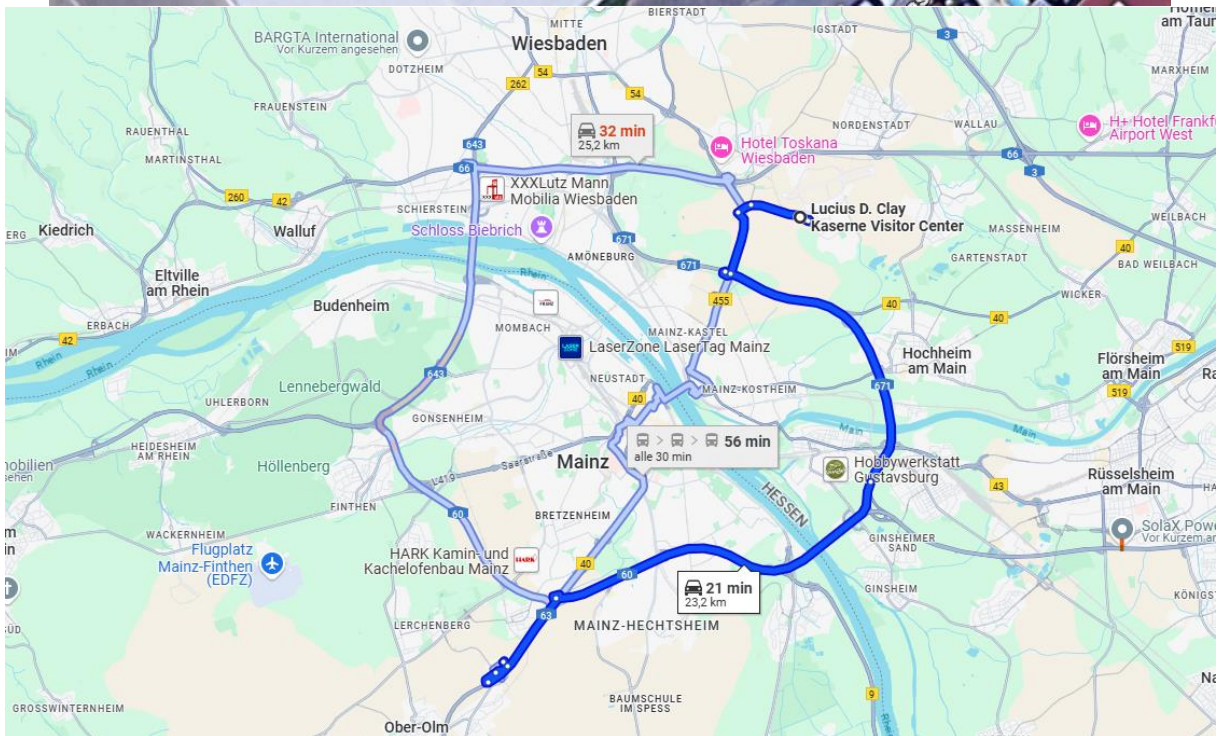
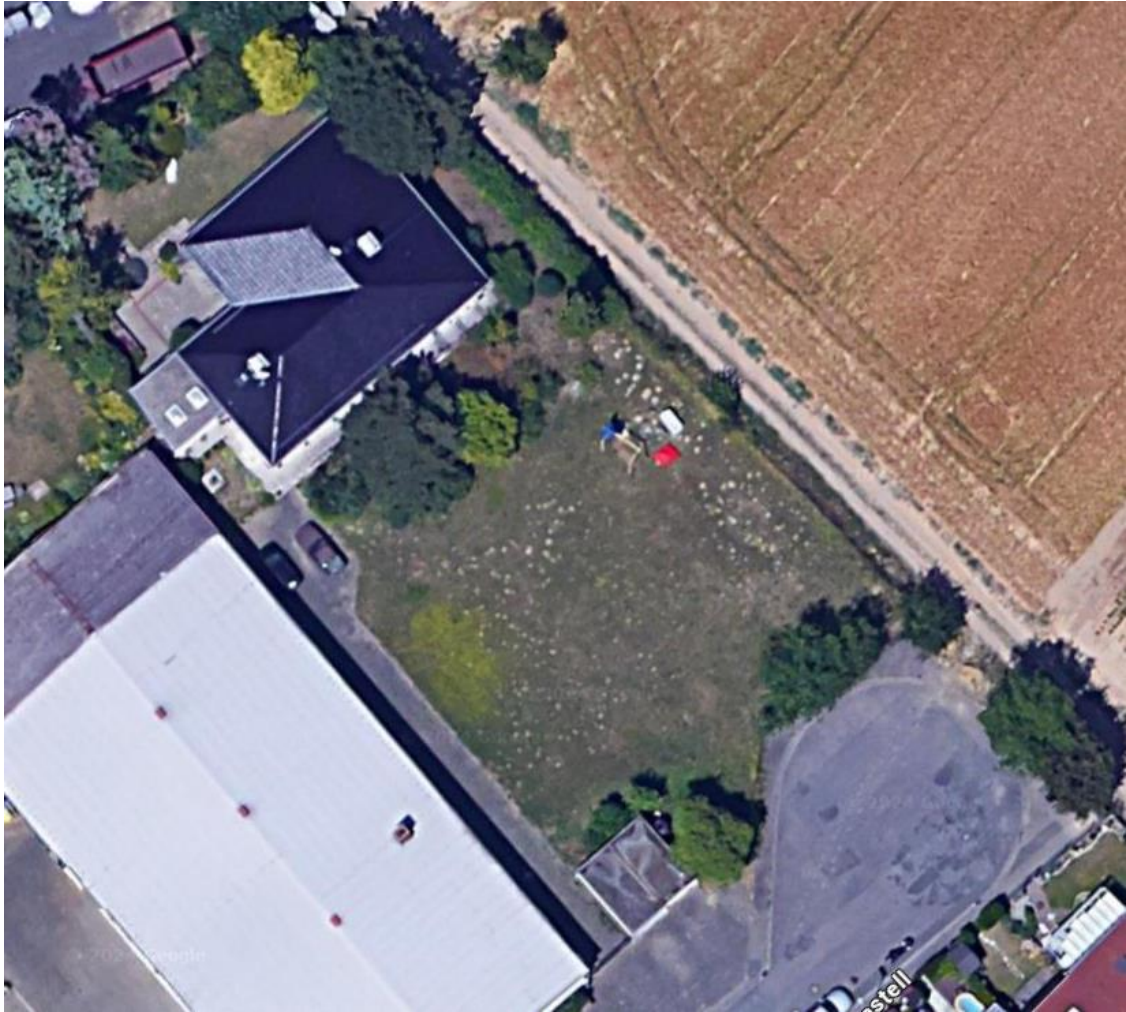
Am Gänsberg 28, 65207 Wiesbaden

✉ arthur.schultek@as-immobilien-wiesbaden.com

☎ +49-157-79570808



SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

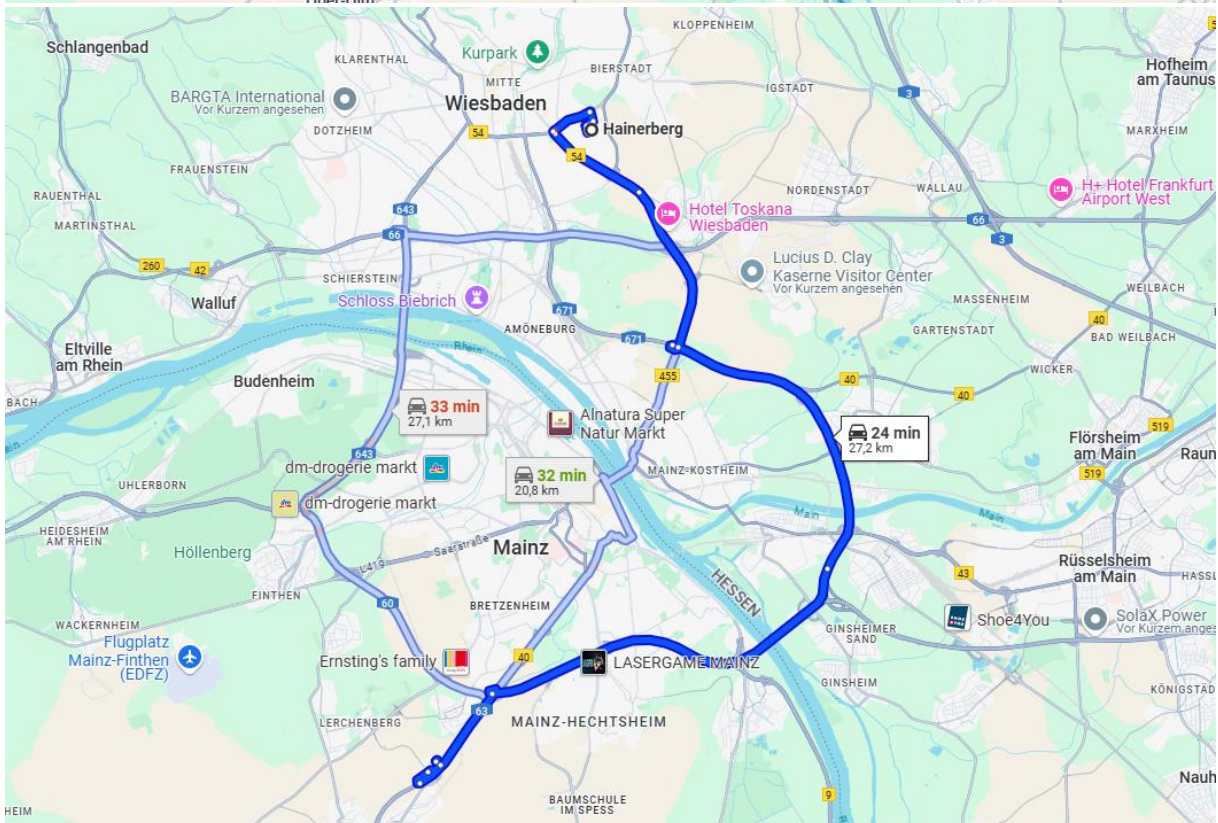
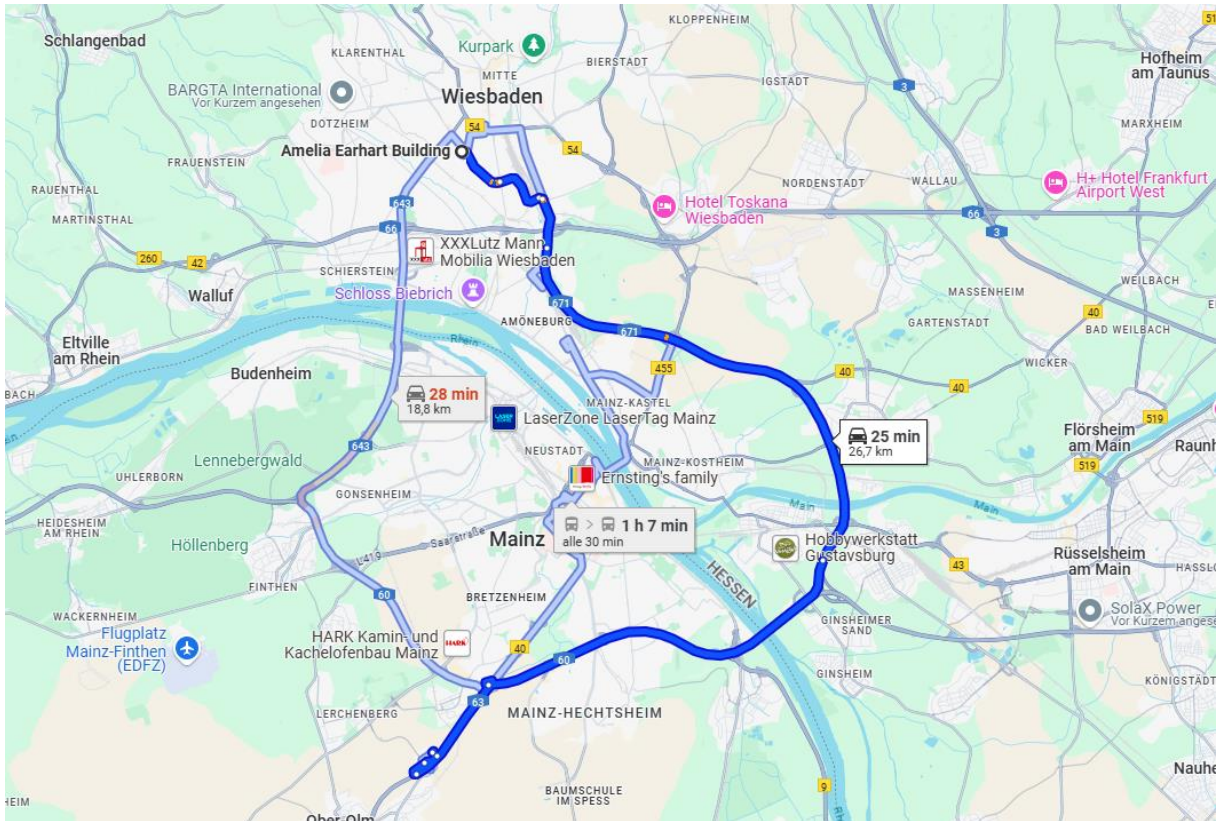
Am Gänsberg 28, 65207 Wiesbaden

✉ arthur.schultek@as-immobilien-wiesbaden.com

☎ +49-157-79570808



SCAN ME



AS Immobilien
Ihr Immobilienmakler in Wiesbaden und Umgebung

Am Gänsberg 28, 65207 Wiesbaden

arthur.schultek@as-immobilien-wiesbaden.com

+49-157-79570808



SCAN ME