



**Oudedijk  
3061 AJ Rotterdam**

**€ 975 p.m. inc.**





PERFECT RENT

<b>Price</b>	€ 975 p.m. inc.
<b>Decoration</b>	Fully furnished
<b>Price includes</b>	Gas, water, electricity, tv, internet
<b>Status</b>	Rented
<b>Acceptance</b>	Directly
<b>Apartment type</b>	Ground floor apartment
<b>Living surface</b>	30m <sup>2</sup>
<b>Rooms</b>	1
<b>Floors</b>	1

Perfect Rent does not accept any liability regarding the veracity of the presented information, nor can any rights be derived from it.

Charming studio at the Oudedijk in the Kralingen district for rent. The accommodation is rented in furnished condition and is situated on the ground floor. The city centre is reachable in 10 minutes by bike and in 10 minutes by public transport. In short distance you can find the Erasmus University, the Lusthofstraat with several shops, the Kralingse Plas and public transport connections.

Layout:

- Studio with an open kitchen.
- Bathroom.

Various characteristics:

- Inventory/Decoration: fully furnished as to be seen on the photos.
- Kitchen facilities: cooker, hood, fridge, combi-microwave and a large variety of cooking and eating utensils.
- Bathroom facilities: shower, washing basin and toilet.
- Heating facilities: central heating system.
- Paid parking with residents parking permit.
- There is a washing machine and dryer available for shared use.
- All necessary household utensils are available (vacuum cleaner, ironing machine etc.).

Conditions:

- The monthly rent equals € 975,-. The costs for gas, water, electricity use, tv and internet are € 150,- per month and comes on top of the rent. Municipal taxes are on the account of the tenant and not included in the rent.
- Applying for rent subsidy is not possible.
- The deposit equals € 1.125,-.
- Habitation is possible for a maximum of 1 person only (no couples allowed).
- The minimum rental period is 12 months.
- Smoking inside the accommodation is not permitted.
- Pets are not permitted.

Income requirement working people:

- Gross income of 3.5 times the rent. Savings may be added to the gross monthly income with 1%.
- For employees: a remaining term of employment of at least 10 months or a letter of intent for extension.
- For self-employed persons: a confirmation of income by an external accountant for the full past financial year and the current financial year (forecast).
- In other cases one may qualify with a guarantor, or a deposit which is increased by 1 to 2 months' rent.

Income requirement students:

- Renting by students is not possible.

Income requirement guarantors:



- Living or working in the Netherlands.
- Sufficient income and / or ability to be able to meet the rental obligations in addition to the own living expenditures.
- Furthermore, the same requirements that apply for employees or self-employed persons.

Interested?

We schedule viewings by e-mail. This way we can give you a clear picture of the rental process. Please respond to the advertisement or email us. We normally reply within two working days. Thank you for your effort!



PERFECT RENT



**Perfect Rent**  
Paradijslaan 1  
3034 SH Rotterdam

pararius

realstats<sup>nl</sup>

funda





PERFECT RENT



**Perfect Rent**  
Paradijslaan 1  
3034 SH Rotterdam

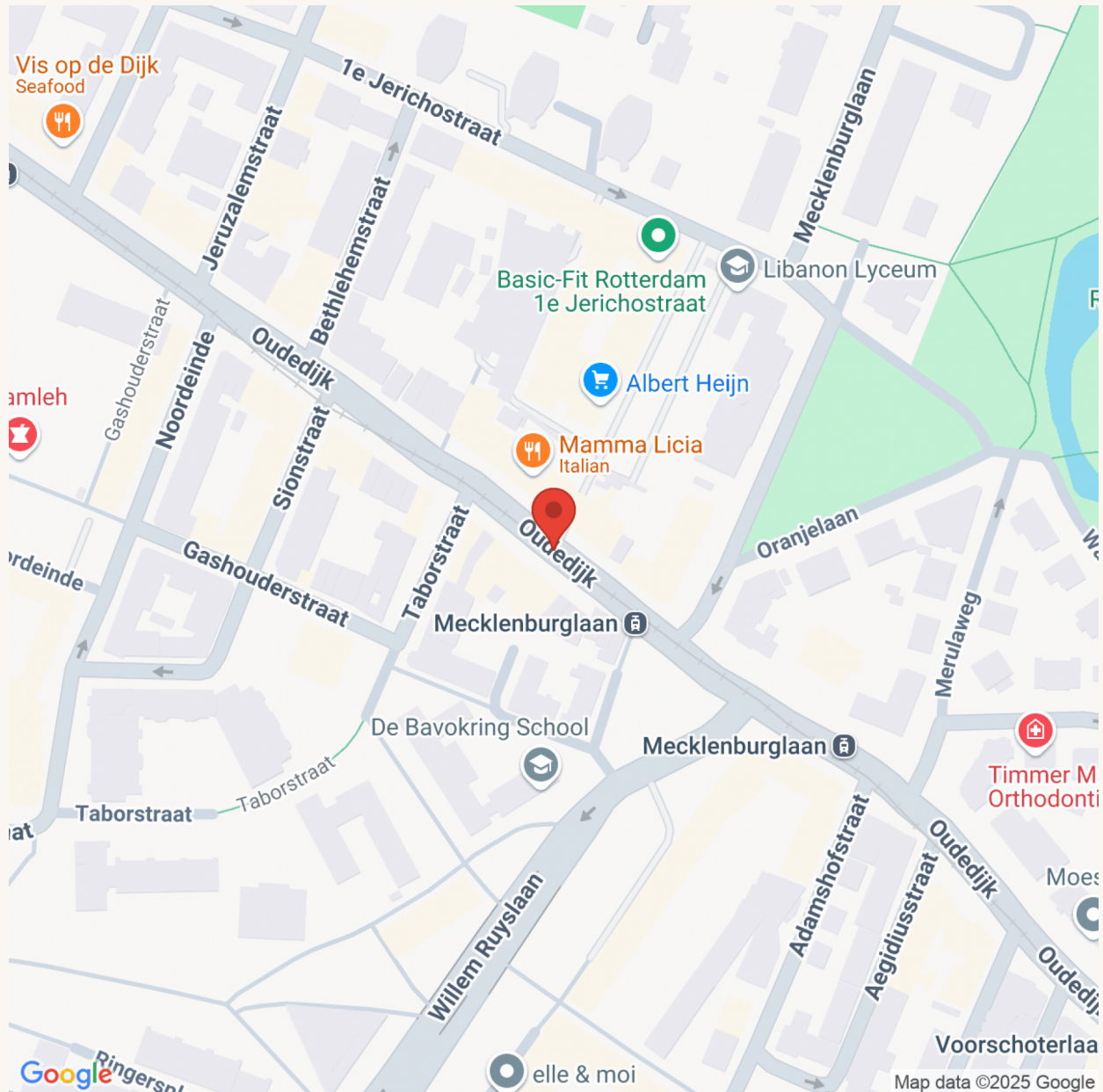
pararius

realstats<sup>nl</sup>

funda



PERFECT RENT



**Perfect Rent**

Paradijslaan 1  
3034 SH Rotterdam

pararius

realstats<sup>nl</sup>

funda