



Oldegaarde
3086AM Rotterdam

€ 1.095 p.m. ex.





PERFECT RENT

Price	€ 1.095 p.m. ex.
Decoration	Partly furnished
Status	Rented
Acceptance	Directly
Apartment type	Upper floor apartment
Living surface	58m ²
Rooms	3
Bedrooms	1
Floors	1
Energy label	E
Heating	Block heating
Balcony	Yes, 4m ²

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

Newly renovated 4-room apartment with spacious balcony at the Oldegaarde in the Charlois district for rent. The accommodation is rented in partly decorated condition and is situated on the first floor. The city centre is reachable in 20 minutes by bike and in 25 minutes by public transport. The Metro station Slinge is just a few minutes away. With Plein 1953 and Slinge shopping street within walking distance, almost all necessary stores are located nearby. As several supermarkets, pharmacies, but also delicious eateries. The Zuiderpark is right across the street.

Layout:

- Living room of approx. 18m².
- Kitchen of approx. 5m².
- Bedroom of approx 11.5m².
- Extra room of approx. 9m².
- Bathroom of approx 3.5m².
- Separate toilet.
- Enclosed entrance with adjoining hall of approx 6m².
- Covered balcony with roller shutter of approx 4m², accessible from both the bedroom and living room.
- Private storage room in the basement of approx 6m².

Various characteristics:

- Kitchen facilities: gas cooker, extractor hood and oven.
- Bathroom facilities: shower, washing basin and design-radiator.
- Heating facilities: block heating and boiler for hot water.
- Window type: single glazing. In the coming year, from out the VvE, the window frames will be replaced and double-glazed.

Conditions:

- The monthly rent is € 1.095,-. Additional monthly costs consist of gas, water, electricity, internet, TV and municipal taxes. For more information on the current level of these additional costs, we refer you to the website of the Nibud. We help free of charge to arrange the utility contracts.
- Applying for rent subsidy is not possible.
- The deposit equals € 1.095,-.
- Habitation is possible for a couple or a family with 1 child.
- 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 gross monthly income by 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!



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3034 SH Rotterdam

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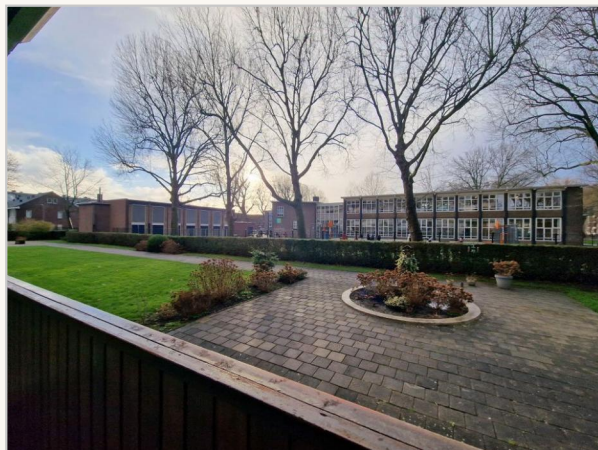


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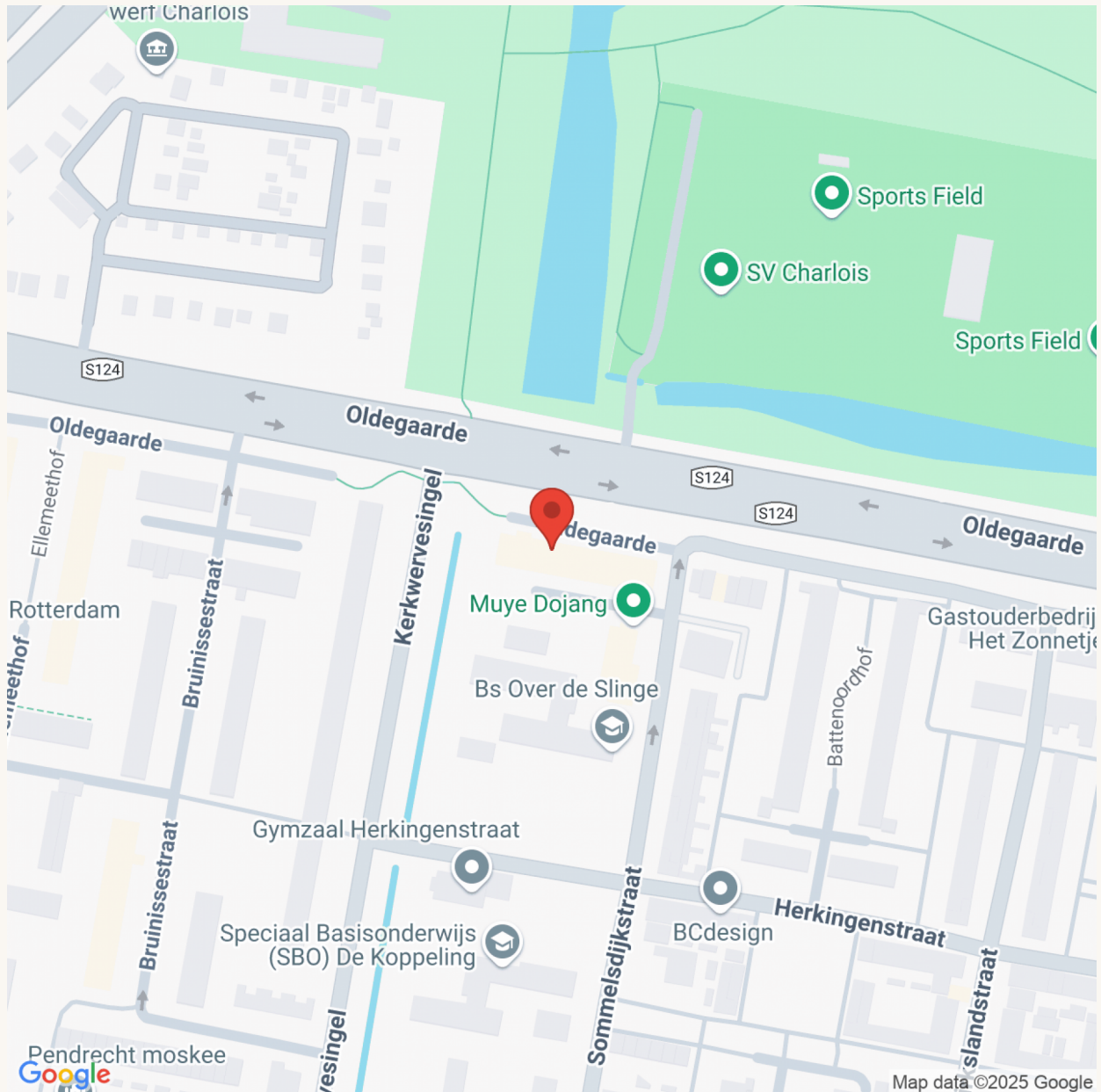


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