



PERFECT RENT



**Schaatsbaan**  
**3013 AR Rotterdam**

**€ 1.510 p.m. ex.**



**Perfect Rent**  
Paradijslaan 1  
3034 SH Rotterdam

**pararius**

**realstats<sup>nl</sup>**

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<b>Price</b>	€ 1.510 p.m. ex.
<b>Status</b>	Rented
<b>Acceptance</b>	Directly
<b>Apartment type</b>	Upper floor apartment
<b>Living surface</b>	75m <sup>2</sup>
<b>Rooms</b>	3
<b>Bedrooms</b>	2
<b>Floors</b>	2
<b>Balcony</b>	Yes, 11.5m <sup>2</sup>

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



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Spacious 3-room penthouse on the Schaatsbaan in the city center for rent. The accommodation is rented in bare condition and is located on the eighth and ninth floor. It is located next to Central Station. From here, tram, bus, metro and (international) trains can be reached in 1 minute. The hippest restaurants, cafes and shops are within easy reach.

The photos are of a comparative apartment, but give an excellent impression of the house.

Layout eight floor:

- Bedroom of ca. 17m<sup>2</sup>.
- Second bedroom of ca. 13m<sup>2</sup>.
- Spacious entry.
- Bathroom with toilet of ca. 5m<sup>2</sup>.

Layout ninth floor:

- Cozy, spacious living room with open kitchen of approx. 28.5m<sup>2</sup>. The living room provides access to the balcony of approx. 11m<sup>2</sup>.
- Private storage room in the basement of ca. 6m<sup>2</sup>.

Various characteristics:

- Inventory/Decoration: the apartment is rented in bare condition. The present floor can possibly be taken over from the departing tenant.
- Kitchen facilities: cooker and hood.
- Bathroom facilities: shower, washing basin, toilet and washing machine connection.
- Heating facilities: central heating system.
- Window type: double glazing.
- Access through two lifts or for sportsmen through the stairway.

Conditions:

- The monthly rent is € 1.595,-. Additional monthly costs consist of heating, water, electricity, internet, TV and municipal taxes. For a rough estimate of the costs you can check the website of Nibud (the national institute for budget information) under Uitgaven/Expenses. As agent we help you free of charge to arrange the utility contracts.
- Applying for rent subsidy is not possible.
- The deposit equals € 1.595,-.
- Habitation is possible for a maximum of 2 persons.
- The minimum rental period is 12 months.
- Smoking inside the accommodation is not permitted.
- Pets are not permitted.



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### 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:

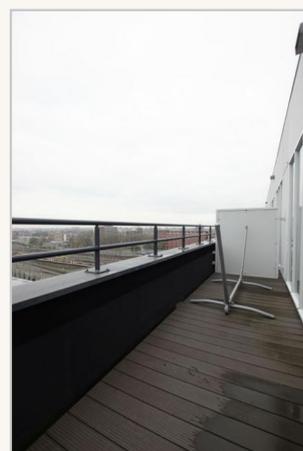
- Living or working in the Netherlands.
- Sufficient income and / or ability to be able to meet the rental obligations in addition to the own living expenditures.
- Furthermore, the same requirements that apply for employees or self-employed persons.

### 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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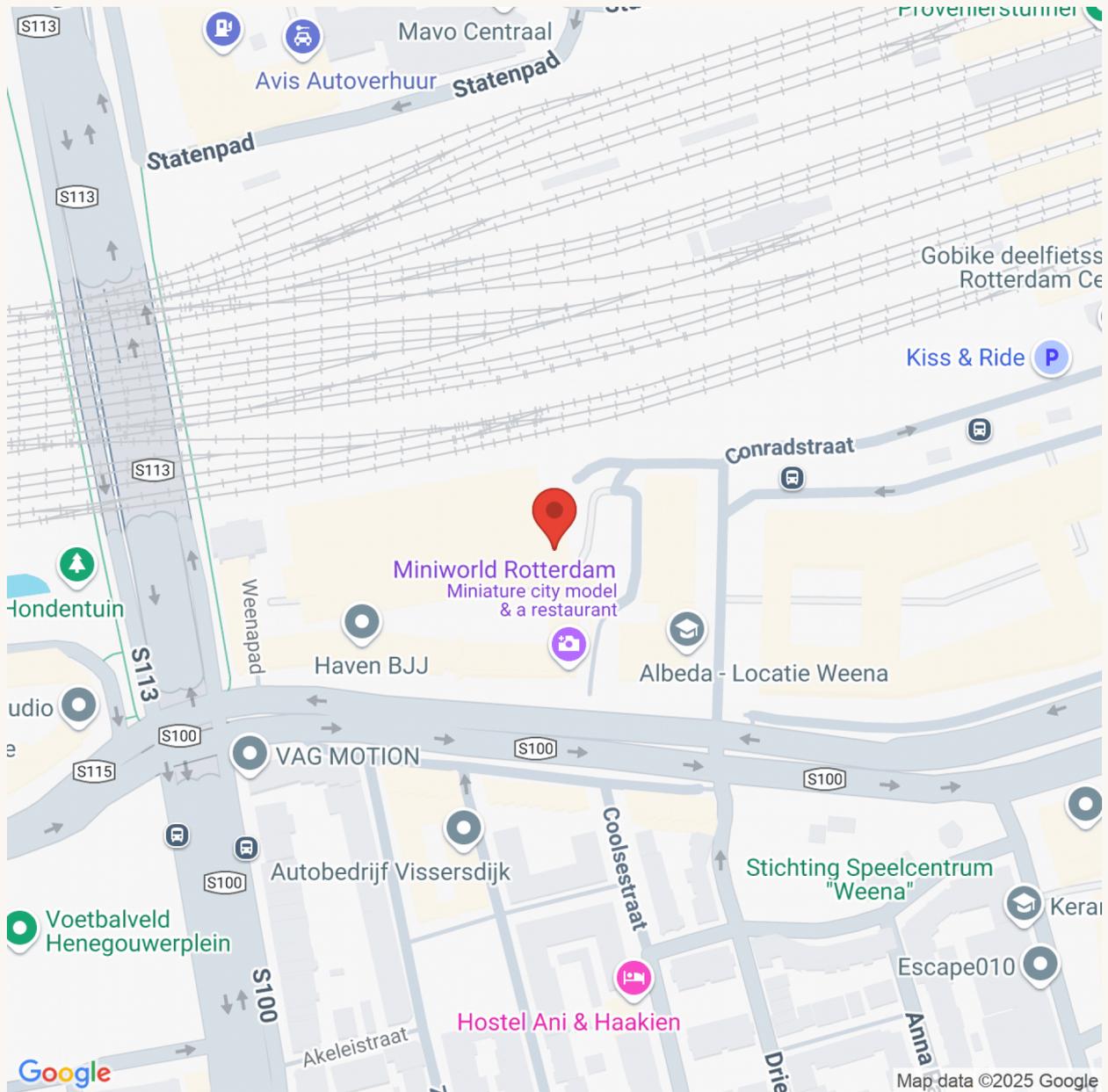
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