



PERFECT RENT



**Zaagmolenstraat
3035 HH Rotterdam**

€ 900 p.m. ex.



Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

pararius

realstats^{nl}

funda



PERFECT RENT

Price	€ 900 p.m. ex.
Decoration	Partly furnished
Service charges	€ 180
Status	Available
Acceptance	Directly
Apartment type	Walk-up flat, apartment
Build type	Existing
Living surface	44m ²
Rooms	2
Bedrooms	1
Floors	1
Energy label	A

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



PERFECT RENT

Modern, newly renovated 2-room apartment on Zaagmolenstraat in Noord for rent. The living space is rented unfurnished and is located on the first floor. The city center can be reached in 5 minutes by bike and in 10 minutes by public transport. In the vicinity you will find the popular Bergweg and Zaagmolenkade with various restaurants, bars, shops, supermarkets, and the tram stop. The Rotterdam Noord train station and the highway are easily accessible.

Layout:

- Living room with open kitchen of approx. 25m².
- Bedroom of approx. 8m².

- Bathroom with toilet of approx. 4.5m².

Various features:

- Inventory/Furnishings: laminate flooring, lamps, window coverings, and hanging system.
- Kitchen amenities: induction hob, extractor hood, fridge/freezer, dishwasher, and combination microwave.
- Bathroom facilities: walk-in shower, sink, toilet, and designer radiator.
- Heating system: central heating combi boiler.
- Glazing: double glazing.
- The property has energy label A.
- Paid parking with resident parking permit.

Conditions:

- The monthly rent is €900.07. This rent does not include the service costs of €30 per month. In addition, you pay an advance of €150 for heating, water, electricity, and the additional monthly costs consist of internet, TV, and municipal taxes. For a rough estimate of the additional costs, please visit the website of Nibud (National Institute for Budget Information) under the heading 'uitgaven' (expenses). As a real estate agent, we will assist you free of charge in concluding the utility contracts.
- It is not possible to apply for rent allowance.
- The deposit is €1,080.07.
- The property is available for a maximum of 1 person (no couples allowed).
- The minimum rental period is 12 months.
- Smoking is not permitted in the property.
- Pets are not allowed.

Income requirement for working people:

- Gross income of 3.5 times the rent (basic rent + service costs). Savings may be added to the gross monthly income at a rate of 1%.
- For employees: a remaining term of at least 10 months on the employment contract or a letter of intent to extend the contract.



PERFECT RENT

- For self-employed persons: confirmation of income by an external accountant for the entire previous financial year and the current financial year (forecast).
- In other cases, it may be possible to qualify with a guarantor or a security deposit increased by 1 to 2 months' rent.

Income requirement for students:

- This property is not suitable for students.

Income requirement for guarantor:

- Living or working in the Netherlands.
- Sufficient income and/or assets to meet the rental obligations under the guarantee in addition to your own expenses.
- Otherwise, the same requirements as for employees or self-employed persons.

Interested?

We schedule viewings by email. This allows us to give you a clear picture of the rental process. Please respond to the advertisement or email us. We will normally respond within two business days. Thank you in advance for your effort!



PERFECT RENT



Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

pararius

realstats^{nl}

funda

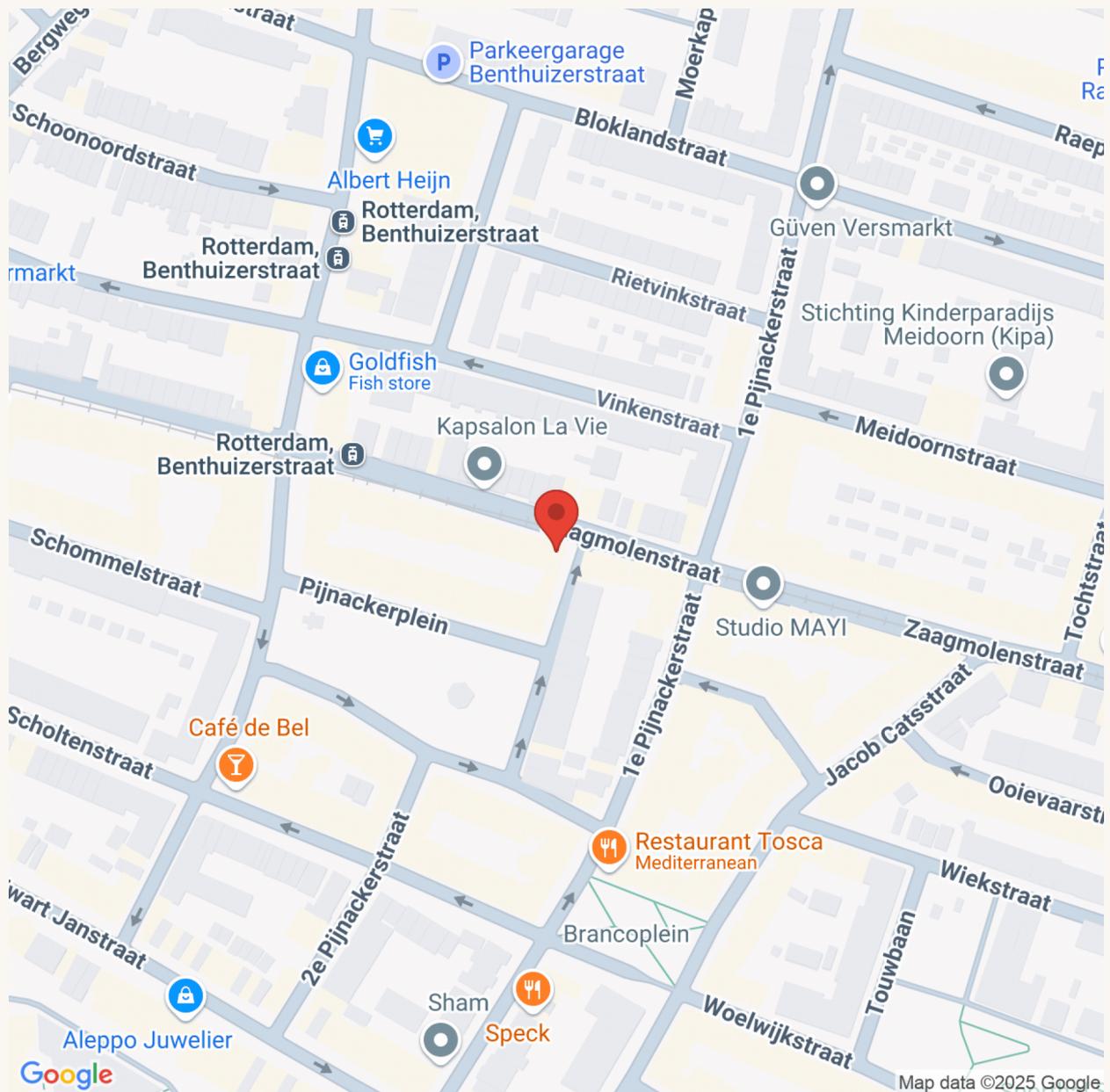


PERFECT RENT





PERFECT RENT



Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

pararius

realstats^{nl}

funda