



PERFECT RENT

TypeError: Cannot read property 'toContext' of undefined

ERROR

Schaatsbaan
3013 AR Rotterdam

€ 933 p.m. ex.



Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

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Price	€ 933 p.m. ex.
Service charges	€ 85
Status	Available
Acceptance	01-07-2025
Apartment type	Walk-up flat, apartment
Build type	Existing
Living surface	48m ²
Rooms	2
Bedrooms	1
Floors	1
Energy label	C

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Nice studio apartment for rent on Schaatsbaan in the city center. The living space is rented unfurnished and is located on the sixth floor. The apartment is located next to Central Station. From here, tram, bus, metro, and (international) trains are accessible within 1 minute. The trendiest restaurants, cafes, and shops are within easy reach.

Please note that the photos shown are of another similar apartment.

Layout:

- Living room with open kitchen of approx. 26m².
- Bathroom with toilet of approx. 4m².
- Bedroom of approx. 9m².
- Hall of approx. 4m².
- Private storage room in the basement of the complex.
- Shared laundry room on the fifth floor.

Various features:

- Inventory/Furnishings: the property is rented unfurnished.
- Kitchen facilities: hob and extractor hood
- Bathroom facilities: shower, sink, and toilet.
- Heating system: district heating.
- Glazing: double glazing.
- The property has energy label C.
- Access to the property via the stairwell or the two elevators.

Conditions:

- The monthly rent is € 933.12. This rent does not include the service costs of € 85.00 per month. The additional monthly costs consist of heating, water, electricity, 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.
- The deposit is €1,866.24
- The property can be occupied by a maximum of 2 people. Occupancy by 2 people is only suitable for a couple, not for housemates.
- 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%.



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- For employees: a remaining term of at least 10 months on the employment contract or a letter of intent to extend the contract.
- 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.

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.
- A guarantor is only required if your income is less than €200 below the income requirement of €3,732.00.

Interested?

We schedule viewings through an automated system. This allows us to give you a clear picture of the rental process. Please respond to this advertisement immediately. We normally respond within five working days. Thank you in advance for your effort!



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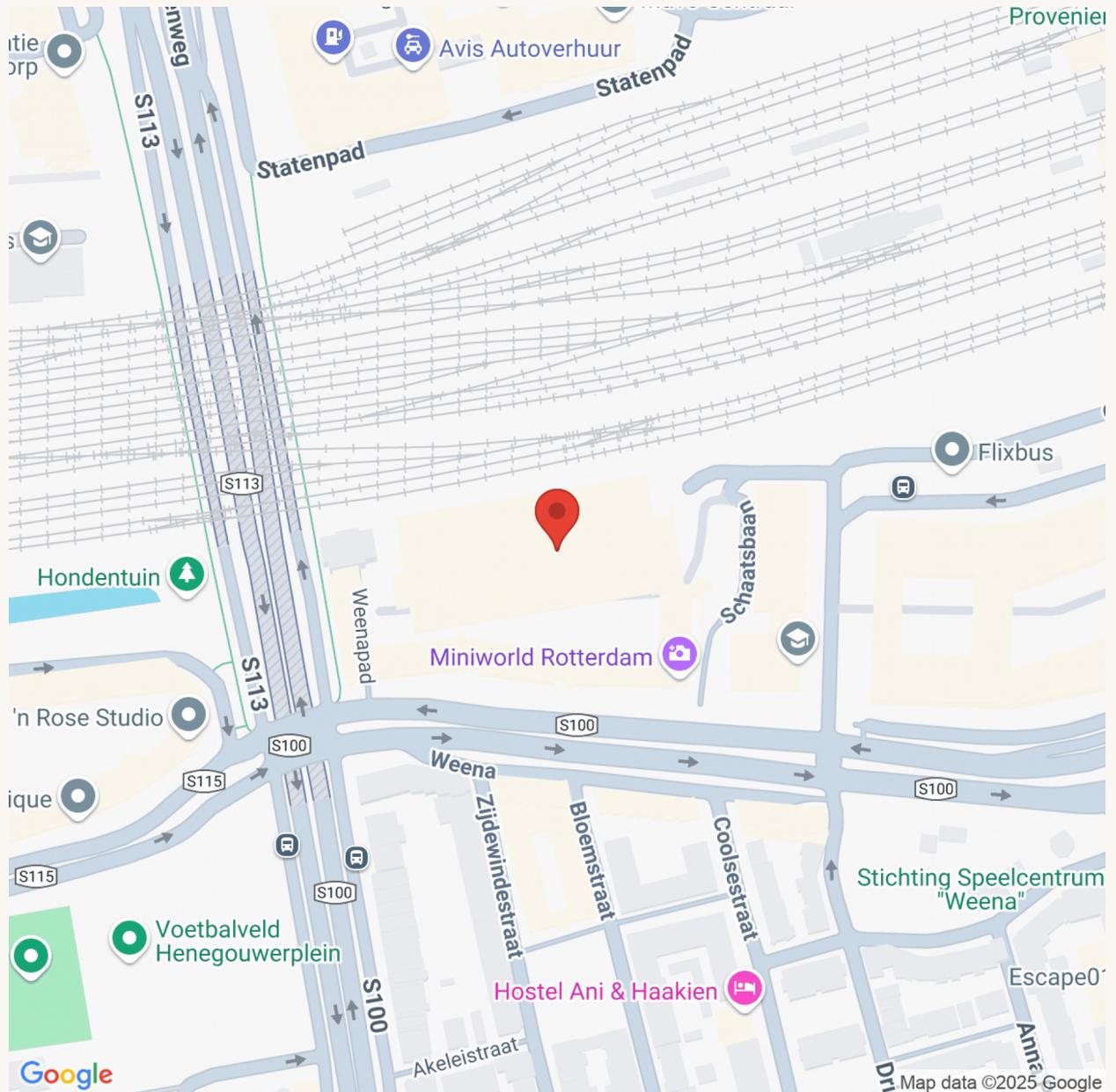
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