PERFECT RENT



Boekenrode
3085 JK Rotterdam

€ 802 p.m. ex.

Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

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Price	€ 802 p.m. ex.
Service charges	€ 35
Status	Rented
Acceptance	Directly
Apartment type	Walk-up flat, apartment
Build type	Existing
Living surface	61m²
Rooms	3
Bedrooms	2
Floors	1
Energy label	C
Balcony	Yes

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Spacious apartment with two balconies, a spacious, bright living room, and a view of the Singel canal in Rotterdam Slinge! The apartment is quietly located overlooking the Singel canal. The Hoogvliet supermarket is a 5-minute walk away, as are bus stops offering excellent connections to various parts of the city.

Layout:
- Bright living room of approximately 18 m² with access to a 4 m² balcony.
- Kitchen of approximately 5.5 m² with access to a 5 m² balcony.
- Bedroom of approximately 10 m².
- Bedroom of approximately 13.5 m² with access to a 5 m² balcony.
- Bathroom of approximately 2 m².
- Hallway of approximately 5 m² with the boiler room.
- External storage room of approximately 10 m² located on the ground floor.

Miscellaneous features:
- Kitchen amenities: sink, single-hand mixer tap.
- Bathroom amenities: walk-in shower and sink.
- Heating system: central heating boiler.
- Glazing: double glazing.
- Balconies at the front and rear of the house.

Conditions:
- Basic rent: €802.44 per month.
- Service charges: €35.00 per month (in addition to the basic rent).
- Deposit: equal to 1 month's basic rent.
- Occupancy is permitted for a maximum of 2 people. Occupancy by 2 people is only suitable for a couple, not for house sharers.
- Type of lease: indefinite term with a minimum duration of 12 months.

Income requirement for working people:
- Gross income of 3.5 times the rent. Savings may be added to the gross monthly income by 1%.
- For employees: a remaining term of the employment contract of at least 10 months or a letter of intent to extend.
- For self-employed individuals: confirmation of income from an external accountant for the entire past and current financial years (forecast).
- In other cases, a guarantor or an increased security deposit may be eligible.

Guarantor income requirements:
- Living or working in the Netherlands.
- Sufficient income and/or assets to meet the rental obligations under the guarantee, in addition to personal expenses.

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- The same requirements as for employees or self-employed individuals.

Interested?
Simply respond via the advertisement. You will then be guided step-by-step through the process via our Friva software. We schedule viewings exclusively through this system, ensuring that everyone receives the same and clear service.

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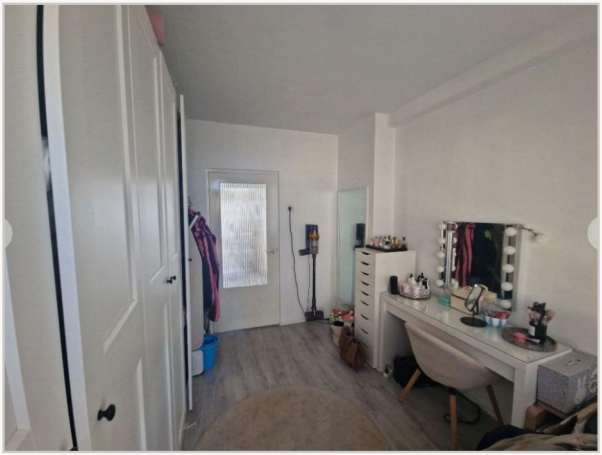












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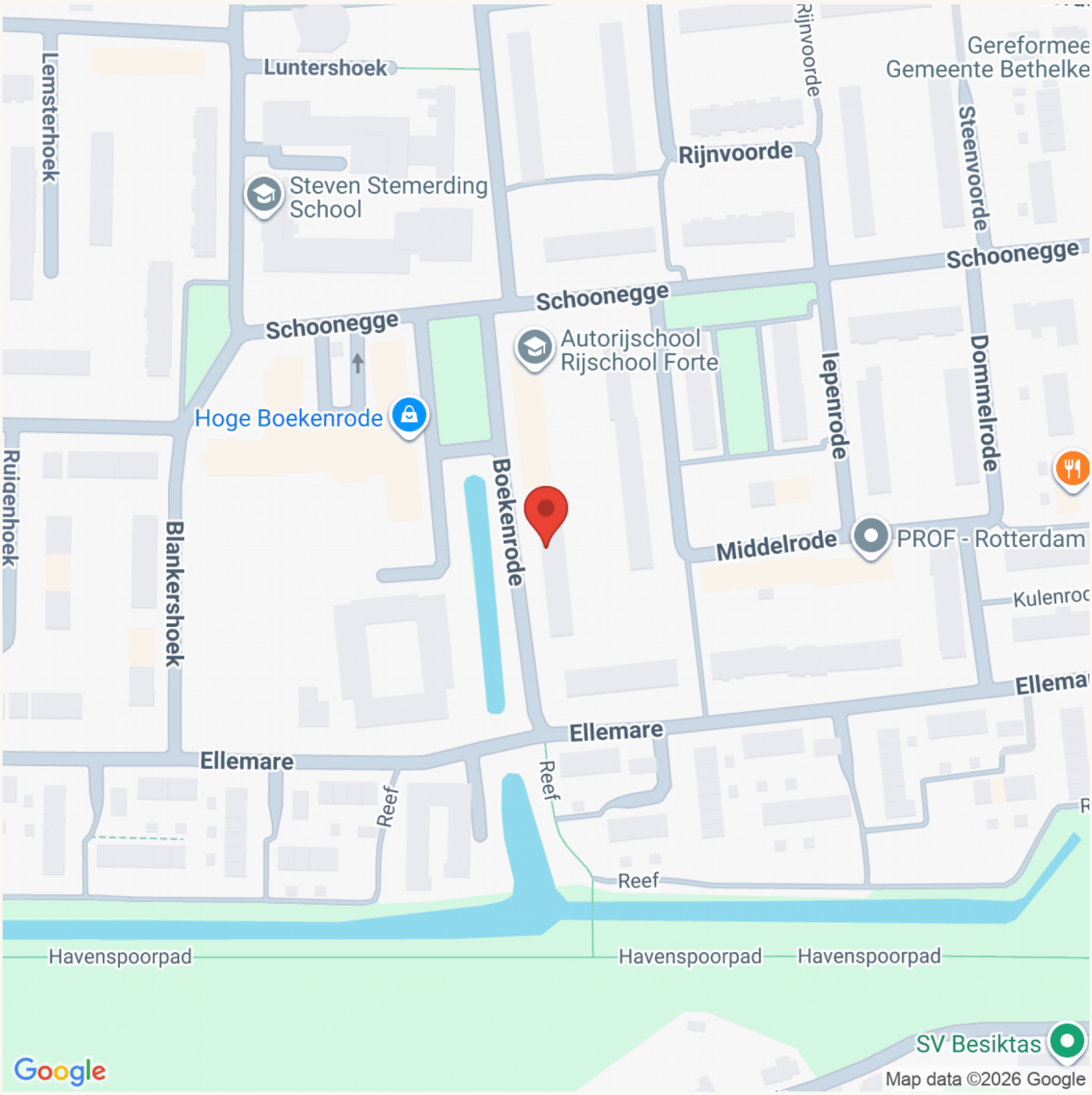




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