PERFECT RENT



Philips Willemstraat
3051 PN Rotterdam

€ 1.800 p.m. ex.

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Price	€ 1.800 p.m. ex.
Decoration	Partly furnished
Service charges	€ 75
Status	Rented
Acceptance	Directly
Apartment type	Walk-up flat, apartment
Build type	Existing
Living surface	82m²
Rooms	3
Bedrooms	2
Floors	1
Energy label	A
Balcony	Yes

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Fantastic, spacious 3-room apartment on Philips Willemstraat in Hillegersberg for rent. The apartment is located on the second floor, features a south-facing balcony, and is decorated with a floor and curtains. The apartment is part of the small-scale "PW Apartments" complex, built in 2020, and has an elevator. The train station and tram stop are within walking distance, and various shops, supermarkets, and charming restaurants and bars are also nearby. The beautiful nature reserves "De Bergse Plas" and "De Rotte" are also within easy walking distance. Rotterdam city center is approximately a 10-minute bike ride away. The apartment includes a private, enclosed parking space for which a mandatory monthly fee of €125 applies.

Layout:
- Living room with open-plan kitchen of approximately 39 m².
- Bedroom of approximately 13 m², with access to the lovely balcony of approximately 8 m².
- Second bedroom of approximately 11 m². - Bathroom of approx. 3.5m².
- Hallway of approx. 10m².
- Separate toilet.
- Indoor storage room with washing machine connection.
- External private storage space, accessible via the parking space.

Miscellaneous features:
- Inventory/Furnishings: laminate flooring, lighting, and window coverings.
- Kitchen amenities: hob, extractor hood, fridge/freezer, dishwasher, and combination microwave.
- Bathroom amenities: walk-in shower, sink, mirror with storage, and designer radiator.
- Heating system: central heating boiler.
- Glazing: double glazing.
- Private parking space behind the complex, included with the rental property.
- The property has an energy label A.

Conditions:
- Basic rent: €1,800.00 per month.
- Service charges: €75.00 per month (in addition to the basic rent).
- Mandatory parking space purchase: €125.00 per month (in addition to the basic rent).
- Security deposit: equal to 1 month's basic rent.
- Type of lease: indefinite term with a minimum duration of 12 months.

Income requirement for workers:
- 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.

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Income requirement for guarantor:
- Living or working in the Netherlands.
- Sufficient income and/or assets to meet the rental obligations under the guarantor, in addition to personal expenses.
- The same requirements as for employees or Self-employed.

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

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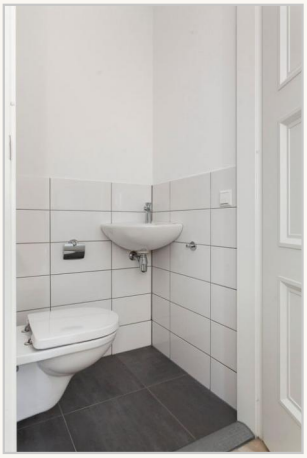



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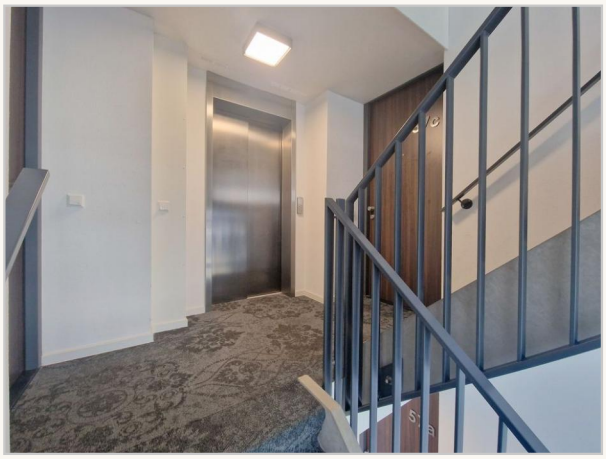

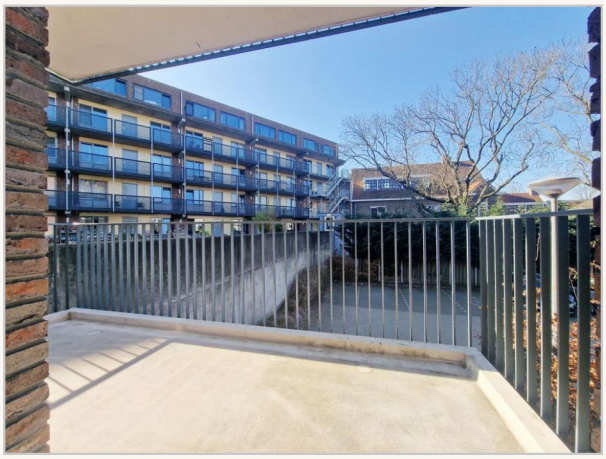



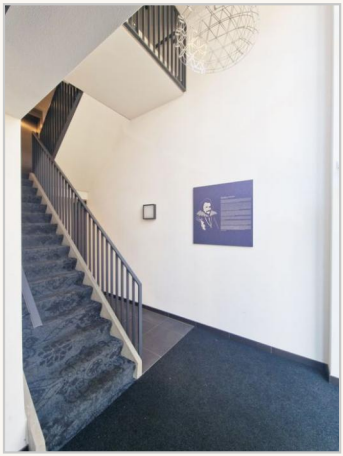

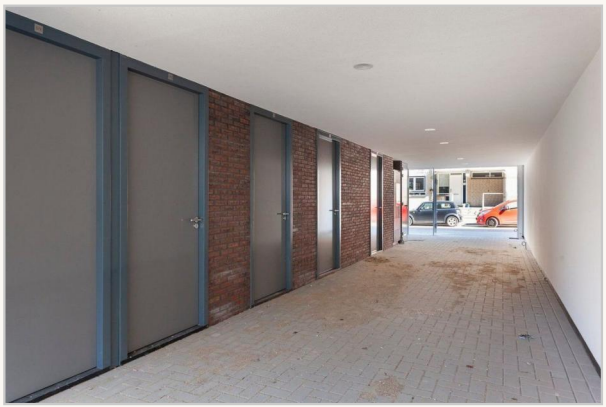



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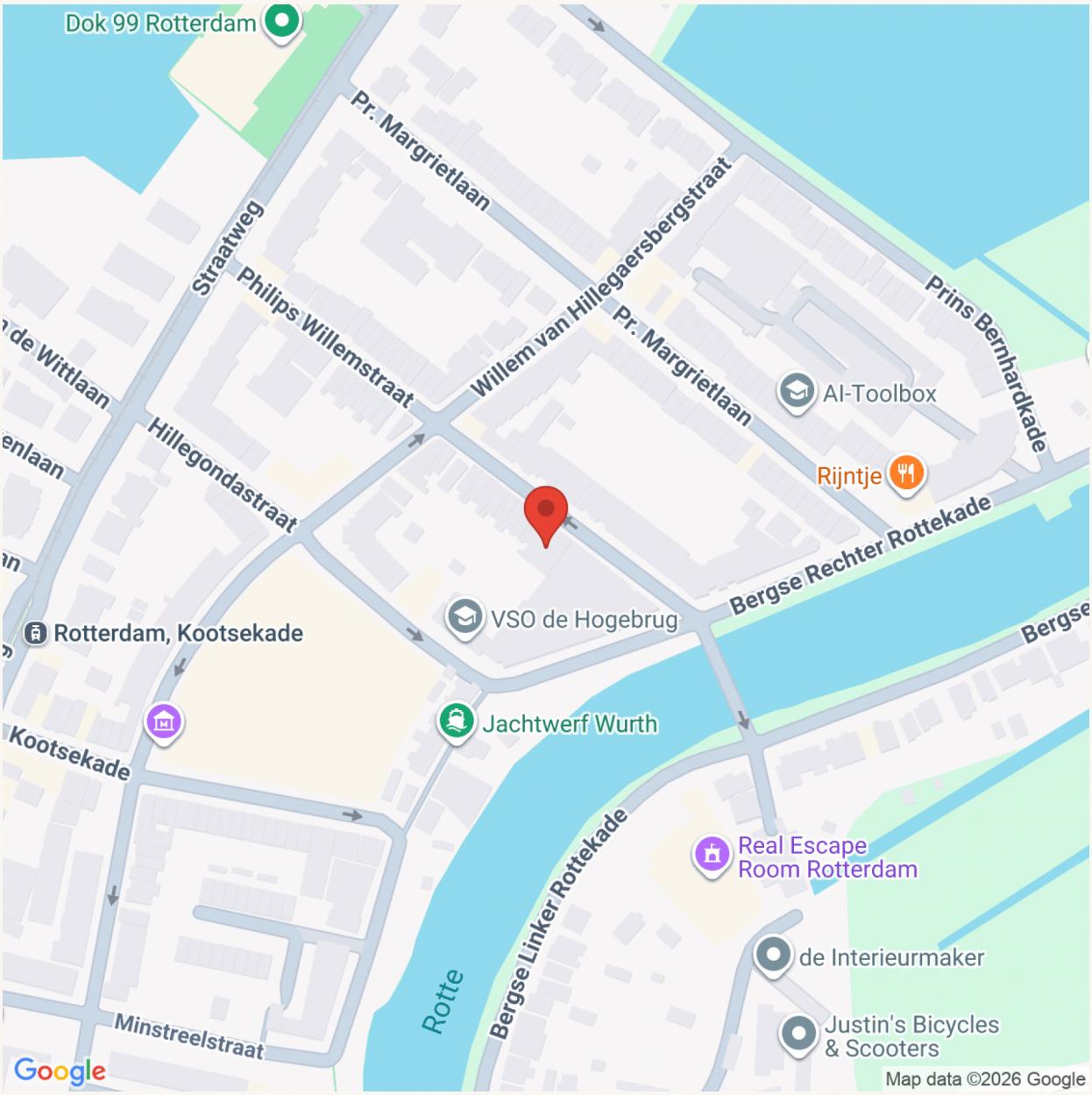

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