



PERFECT RENT



**Karel Doormanstraat
3012 GH Rotterdam**

€ 1.850 p.m. ex.



Perfect Rent
Paradijslaan 1
3034 SH Rotterdam

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Price	€ 1.850 p.m. ex.
Decoration	Partly furnished
Service charges	€ 175
Status	Available
Acceptance	01-05-2026
Apartment type	Walk-up flat
Build type	Existing
Living surface	60m ²
Rooms	3
Bedrooms	2
Floors	1
Energy label	A
Balcony	Yes

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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Fantastic 3-room apartment for rent on Karel Doormanstraat in the heart of the city center. The living space is rented partially furnished and is located on the third floor. Here you enjoy the benefits of city life every day, yet it is also quiet living. Within short walking distance you will find the Koopgoot, Witte de Withstraat, and Lijnbaan, as well as a supermarket for daily groceries. Central Station is approximately a 5-minute walk away.

Layout:

- Living room with modern open kitchen of approx. 22 m². From the living room, you have access to the balcony of approx. 17 m².
- Extra room adjacent to the living room of approx. 8 m², for example, to be used as a home office.
- Bedroom of approx. 12 m².
- Modern bathroom of approx. 3 m².
- Separate second toilet.
- Laundry room of approx. 1 m². - External storage
- Shared bicycle storage

Various features:

- Inventory: PVC flooring and light fixtures.
- Kitchen amenities: induction hob with built-in extractor hood, fridge-freezer, dishwasher, combination microwave, and a built-in wine cooler.
- Bathroom amenities: walk-in shower, washbasin with vanity unit, toilet, and designer radiator.
- Heating system: district heating.
- Paid parking.
- The property has an energy label A.

Conditions:

- Basic rent: € 1,850.00 per month.
- Service charges: € 175.00 (in addition to the basic rent). This includes a € 100.00 advance payment for heating costs.
- Utilities: not included and must be arranged by the tenant. We are happy to assist with this free of charge.
- Occupancy permitted for a maximum of 2 persons or a family.
- Security deposit: equal to 1 month's basic rent. - Type of rental agreement: indefinite term with a minimum duration of 12 months.

Income requirement for employed persons:

- Gross income of 3.5 times the rent. Savings may be added to the gross monthly income at 1%.
- For employees: a remaining term of employment contract of at least 10 months or a letter of intent for extension.
- For self-employed persons: confirmation of income by an external accountant for the entire past financial year and the current financial year (forecast).
- In other cases, one may potentially qualify with a guarantor or an increased security deposit.



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Income requirement for guarantor:

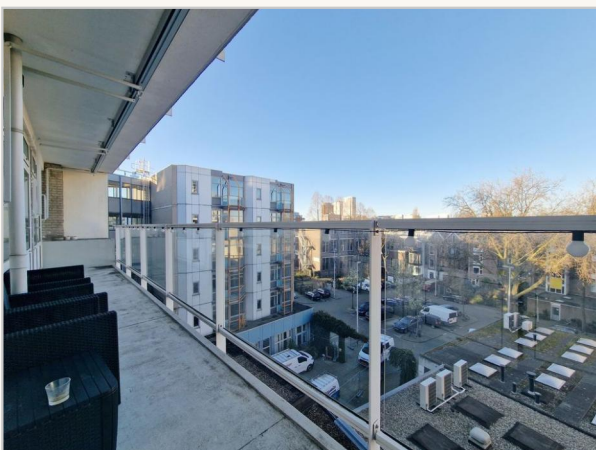
- Residing or working in the Netherlands.
- Sufficient income and/or assets to meet the rental obligations arising from the guarantee in addition to personal expenses.
- Otherwise, the same requirements as for employees or self-employed persons.

Interested?

Simply respond via the advertisement. You will then be guided step-by-step through the process via our software Housapp. We schedule viewings exclusively through this system, so that everyone is assisted in an equal and clear manner.



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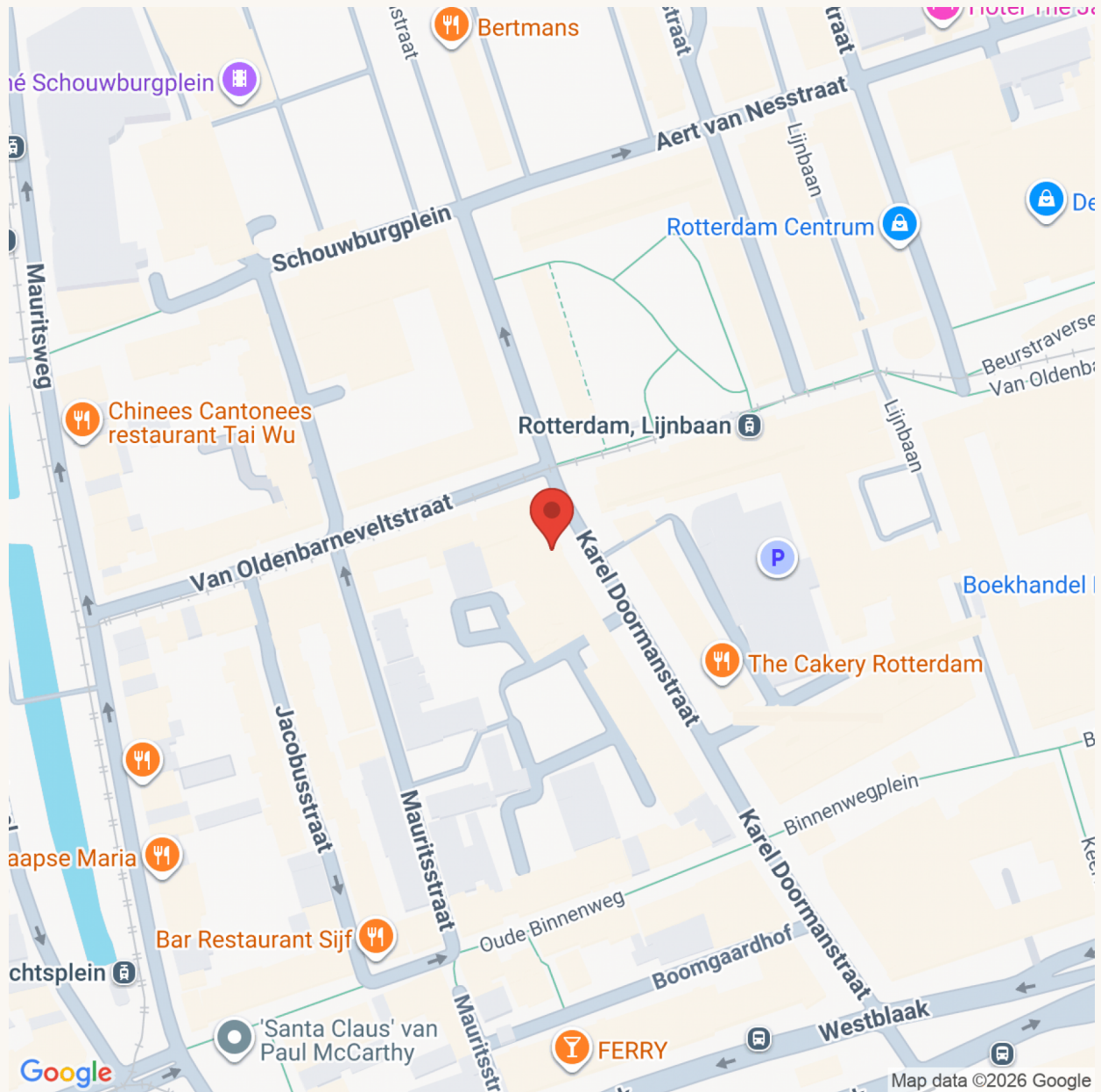
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