



PERFECT RENT



**Teltinghof**  
**3053 AP Rotterdam**

**€ 1.850 p.m. ex.**



**Perfect Rent**  
Paradijslaan 1  
3034 SH Rotterdam

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|                        |                       |
|------------------------|-----------------------|
| <b>Price</b>           | € 1.850 p.m. ex.      |
| <b>Decoration</b>      | Partly furnished      |
| <b>Service charges</b> | € 65                  |
| <b>Status</b>          | Available             |
| <b>Acceptance</b>      | 01-06-2026            |
| <b>Apartment type</b>  | Upper floor apartment |
| <b>Living surface</b>  | 86m <sup>2</sup>      |
| <b>Rooms</b>           | 3                     |
| <b>Bedrooms</b>        | 2                     |
| <b>Floors</b>          | 1                     |
| <b>Energy label</b>    | A                     |
| <b>Balcony</b>         | Yes, 14m <sup>2</sup> |

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Spacious apartment for rent in Hilleegersberg-Schiebroek.

The living space is rented partially furnished and is located on the fifth floor. In the immediate vicinity are the Peppelweg with various restaurants, bars, shops, and supermarkets; additionally, the Meijersplein metro station is just a stone's throw away. The city center can be reached in 15 minutes by public transport.

\* Please note: the photos are of a similar apartment. The kitchen, however, is from the specific apartment.

Layout:

- Living room with open kitchen of approx. 39 m<sup>2</sup>, with a sliding door giving access to a spacious balcony of approx. 14 m<sup>2</sup>.
- Bedroom of approx. 18 m<sup>2</sup>.
- Second bedroom of approx. 11 m<sup>2</sup>.
- Bathroom of approx. 7 m<sup>2</sup>.
- Separate toilet.
- Internal storage room with washing machine connection.
- External storage room of approx. 6 m<sup>2</sup>. Various features:
- Inventory/Furnishings: the property is rented in an unfurnished state.
- Kitchen amenities: Gas stove with oven, extractor hood, dishwasher
- Bathroom amenities: shower and double sink.
- Heating system: Combination boiler.
- Glazing: double glazing.
- The property has energy label A.

Conditions:

- Basic rent: € 1,850.00 per month.
- Service charges: € 65.00 (in addition to the basic rent).
- Utilities: not included and must be arranged by the tenant. We are happy to assist with this free of charge.
- Security deposit: equal to 1 month's basic rent.
- Type of tenancy 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 a rate of 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.

Guardian income requirement:

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- 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 Friva software. We schedule viewings exclusively via this system so that everyone is assisted in an equal and clear manner.



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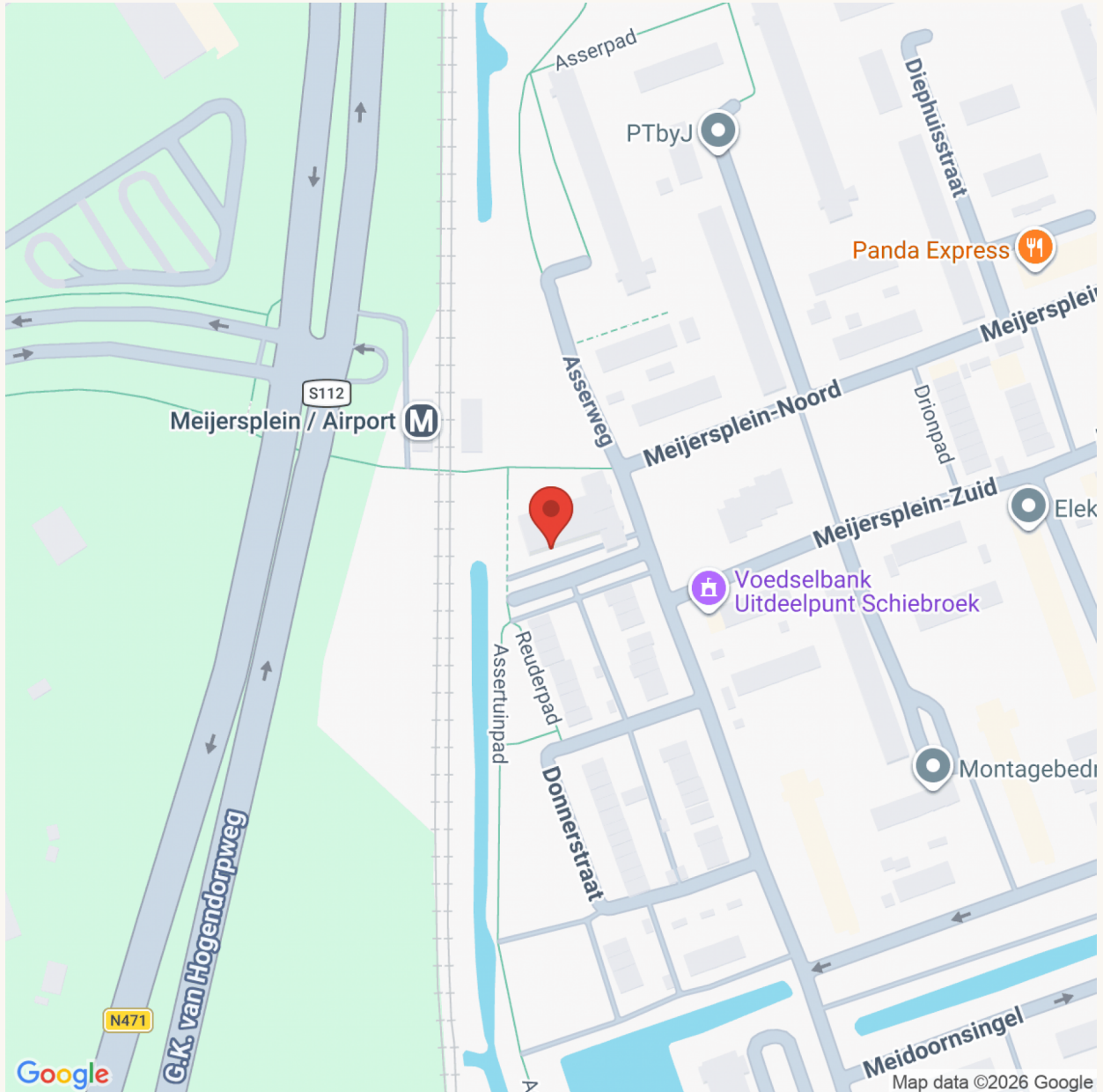
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