



PERFECT RENT



**Vaarnerkamp 22**  
**3085 GW Rotterdam**

**€ 864 p.m. ex.**



**Perfect Rent**  
Paradijslaan 1  
3034 SH Rotterdam

**pararius**

**realstats<sup>nl</sup>**

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<b>Price</b>	€ 864 p.m. ex.
<b>Service charges</b>	€ 25
<b>Status</b>	Available
<b>Acceptance</b>	15-07-2026
<b>Apartment type</b>	Apartment w/ access balcony, apartment
<b>Build type</b>	Existing
<b>Living surface</b>	60m <sup>2</sup>
<b>Rooms</b>	3
<b>Bedrooms</b>	2
<b>Floors</b>	1
<b>Energy label</b>	C
<b>Balcony</b>	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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3-room apartment on the Vaarnerkamp in Charlois for rent. The apartment is rented in a basic condition and is located on the fourth floor. The city center is a 20-minute bike ride away and 20 minutes by public transport. Supermarkets, shops, public transport, and Zuiderpark are all nearby.

Layout:

- The apartment is located on the first floor and is accessible via the gallery.
- Living room of approximately 23 m<sup>2</sup> with access to the approximately 3 m<sup>2</sup> balcony.
- Separate kitchen of approximately 6 m<sup>2</sup>.
- Bedroom of approximately 11 m<sup>2</sup>.
- Additional (bed)room of approximately 9 m<sup>2</sup>.
- Bathroom of approximately 2 m<sup>2</sup>.
- Separate toilet.
- Private storage room on the ground floor.

Miscellaneous features:

- Inventory/Furnishings: The apartment is rented in a basic condition.
- Kitchen amenities: kitchen appliances are not included.
- Bathroom amenities: shower and sink.
- Heating system: central heating boiler.
- Glazing: double glazing.

Conditions:

- Basic rent: € 774,94 per month.
- Service charges: €25.00 (in addition to the basic rent).
- Utilities: not included and must be connected by the tenant. We are happy to assist with this free of charge.
- Deposit: equal to 1 month's basic rent.
- 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 financial year and the current financial year (forecast). - In other cases, a guarantor or a deposit increased by 1 to 2 months' rent may be eligible.

Income requirement for students:

- This property is not suitable for students.

Income requirement for guarantor:



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- Living or working in the Netherlands.
- Sufficient income and/or assets to meet the rental obligations under the guarantor's guarantee, in addition to personal expenses.
- The same requirements apply 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 Housapp software. We schedule viewings exclusively through this system, ensuring that everyone receives equal and transparent assistance.



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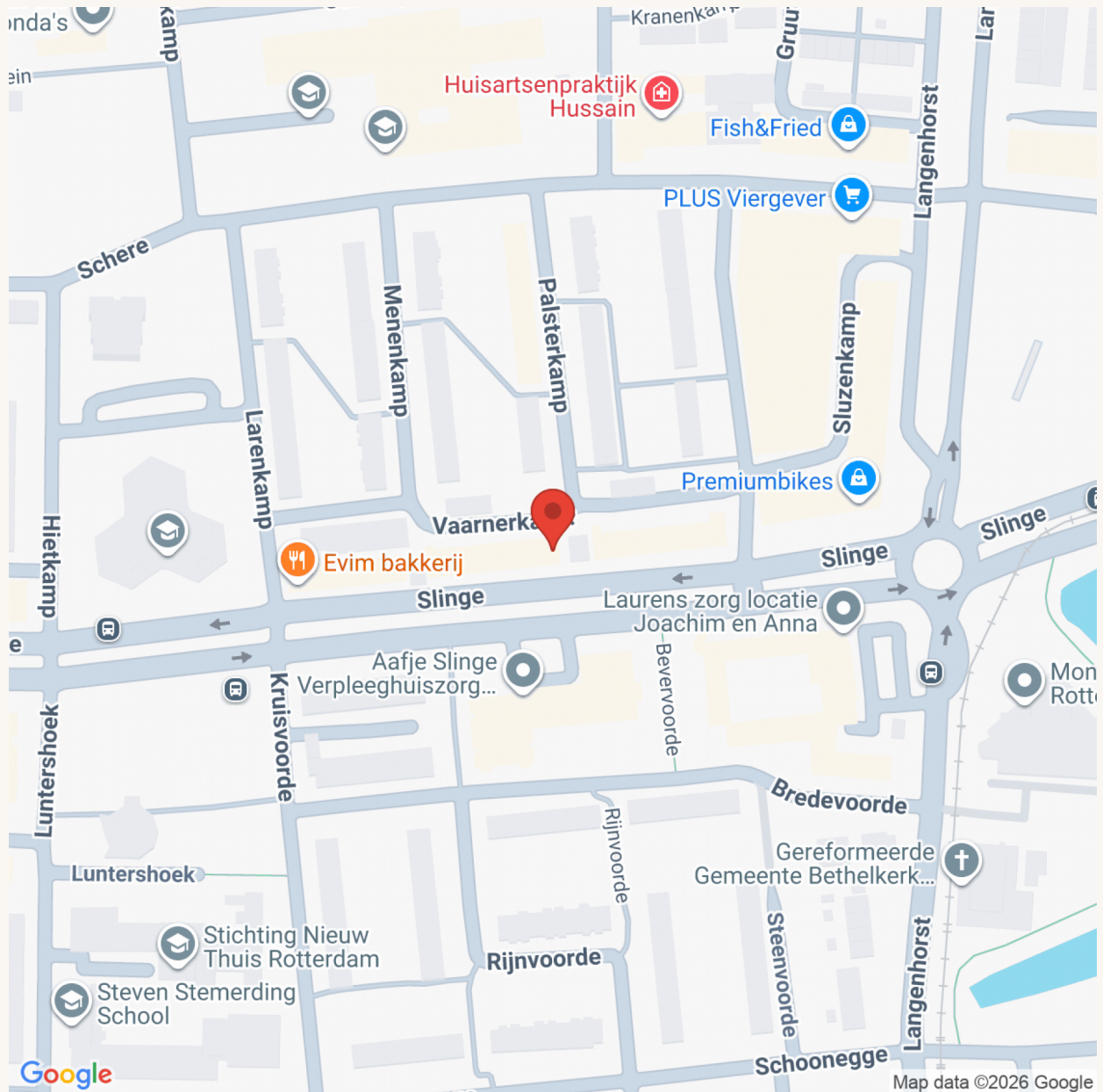


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