



PERFECTRENT



Willem Ruyslaan

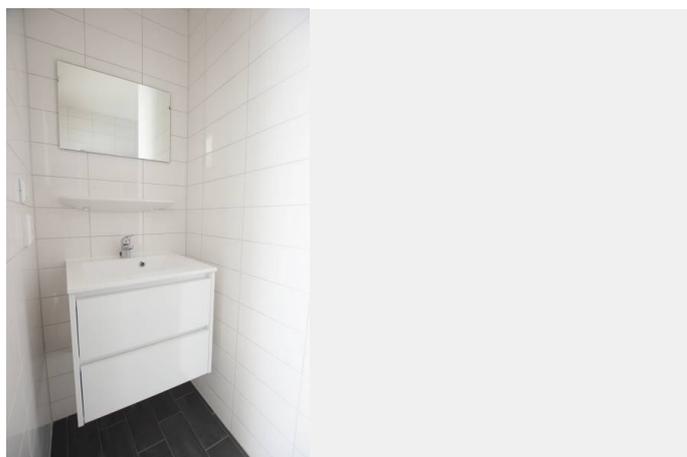
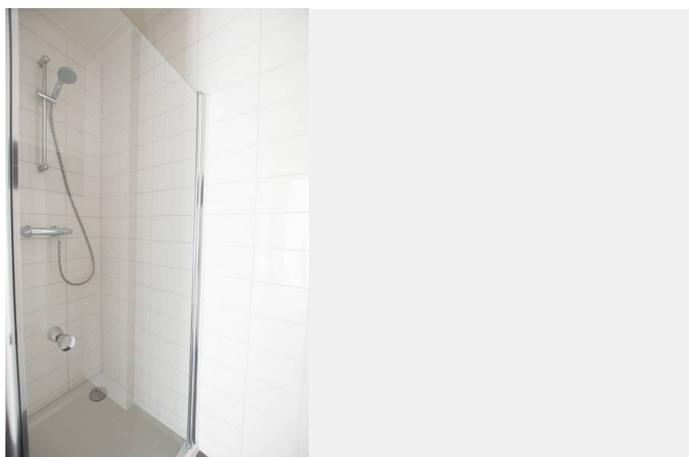
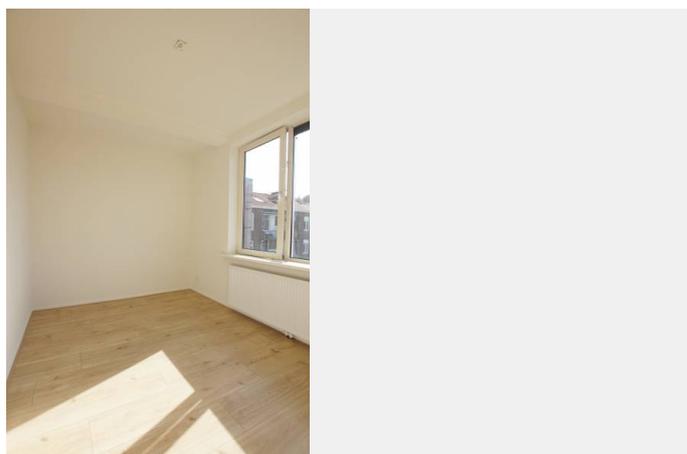
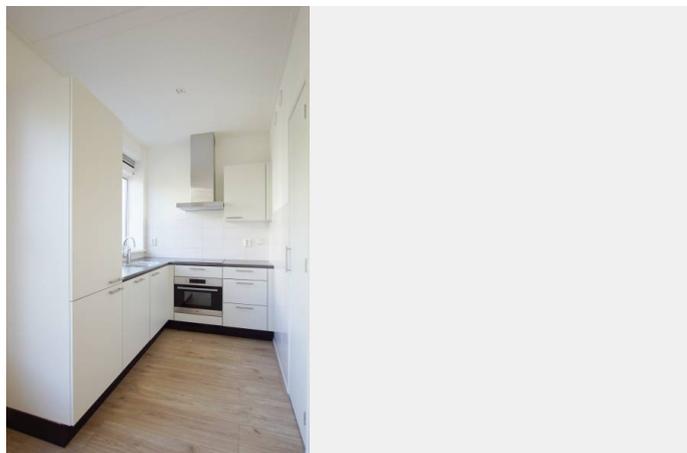
€ 1.300,- excl.

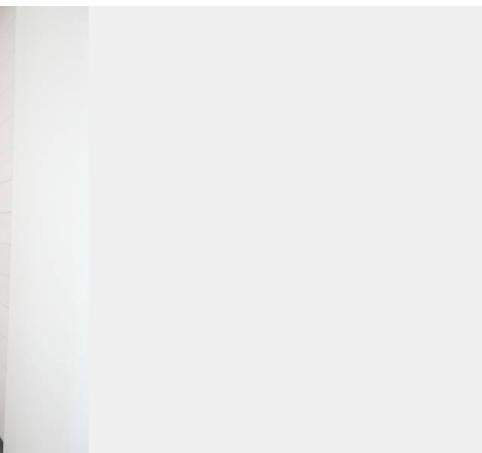
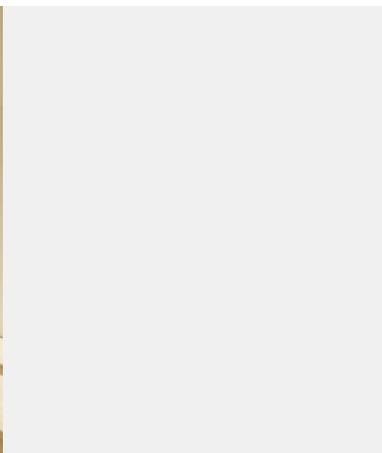
3063 ES Rotterdam

Apartment

Status	Rented	Type	Apartment
Rent	€ 1.300,- excl.	City	Rotterdam
District	Kralingen-Crooswijk	Surface	59m <sup>2</sup>
Interior	Unfurnished	Bedrooms	2
Suitable for	1 - 2 persons	Available from	now









Perfect for 2 flat sharers! Newly renovated, modern 3-room apartment at the Willem Ruyslaan in the Kralingen district for rent. The accommodation is rented in decorated condition and is situated on the second floor. The city centre is reachable in 10 minutes by bike and in 10 minutes by public transport. In short distance you can find the Erasmus University, the Lusthofstraat with several shops, the Kralingse Plas and public transport connections. The apartment is located directly opposite of the Student Hotel.

#### Layout:

- Living room with open kitchen with a surface of ca. 19.30m<sup>2</sup>.
- Bedroom with a surface of ca. 11.36m<sup>2</sup>.
- Second bedroom with a surface of ca. 10.44m<sup>2</sup>.
- Hall.
- Balcony.
- Toilet.
- Bathroom with a surface of ca. 3.34m<sup>2</sup>.
- External storage unit.

#### Various characteristics:

- Inventory/Decoration: laminate flooring and curtains.
- Kitchen facilities: cooker, hood, fridge/freezer combination, dishwasher and combi-microwave.
- Bathroom facilities: shower, washing basin and design-radiator.
- Heating facilities: central heating system.
- Window type: double glazing.
- Paid parking with residents parking permit.

#### Conditions:

- The monthly rent equals € 1.300,-. The costs for gas, water, electricity use, internet/TV and municipal taxes are on the account of the tenant and not included in the rent.
- Applying for rent subsidy is not possible.
- The deposit equals € 2.600,-. If you are an international student, without a Dutch guarantor, a deposit of € 3.900,- is needed.
- Habitation is possible for a maximum of 2 persons.
- The minimum rental period is 12 months.
- Smoking inside the accommodation is not permitted.
- Pets are not permitted.
- Habitation is possible for students.

#### Income requirement employees:

- Monthly net income of 3 times the rent. Holiday bonuses and other fixed bonuses are included.
- Duration employment contract of at least 10 months in case the minimum renting period is 12 months.

#### Income requirement self-employed:



- Monthly net income of 4 times the rent for the last 3 years.

Two income households:

- The second income is accounted for two thirds.

In case you do not fulfil the income requirement above, you may still be eligible in case you have a guarantor or are willing to pay a higher security deposit.

Are you interested?

- Before scheduling a viewing for this accommodation you need to register yourself on the website of Perfectrent. The registration as the rest of the renting process is entirely free.

- After your registration you can email or call us to schedule a viewing.



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