



**Van Speykstraat  
3014 VJ Rotterdam**

**€ 815 p.m. ex.**





PERFECT RENT

<b>Price</b>	€ 815 p.m. ex.
<b>Decoration</b>	Partly furnished
<b>Status</b>	Available
<b>Acceptance</b>	01-08-2024
<b>Apartment type</b>	Upper floor apartment
<b>Rooms</b>	2
<b>Bedrooms</b>	1
<b>Floors</b>	1
<b>Energy label</b>	B
<b>Heating</b>	Central heating

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Living at a top location in Rotterdam? Then this nice and delightful 2-room apartment on the Van Speykstraat is definitely worth a look! The accommodation is rented in decorated condition and is situated on the third floor. The city centre is reachable in 5 minutes by bike and in 5 minutes by public transport. In short distance you can find a supermarket, several popular bars and shops.

Layout:

- Living room with an open kitchen of ca. 42m<sup>2</sup>.
- Spacious bedroom of ca. 17m<sup>2</sup>.
- Bathroom.

Various characteristics:

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

Conditions:

- The monthly rent is € 814,89. This rent is exclusive of the service costs of € 15,- per month. Additional monthly costs consist of gas, water, electricity, internet, TV and municipal taxes. For a rough estimate of the costs you can check the website of Nibud (the national institute for budget information) under Uitgaven/Expenses. As agent we help you free of charge to arrange the utility contracts.
- Applying for rent subsidy is not possible.
- The deposit equals € ???,-.
- Habitation is possible for a maximum of 2 persons. Habitation by 2 persons is only suitable for a couple, not individual sharers.
- The minimum rental period is 12 months.
- Smoking inside the accommodation is not permitted.
- Pets are not permitted.

Income requirement working people:

- Gross income of 3.5 times the rent. Savings may be added to gross monthly income by 1%.
- For employees: a remaining term of employment of at least 10 months or a letter of intent for extension.
- For self-employed persons: a confirmation of income by an external accountant for the full past financial year and the current financial year (forecast).
- In other cases one may qualify with a guarantor, or a deposit which is increased by 1 to 2 months' rent.

Income requirement students:



- Renting by students is not possible.

Income requirement guarantors:

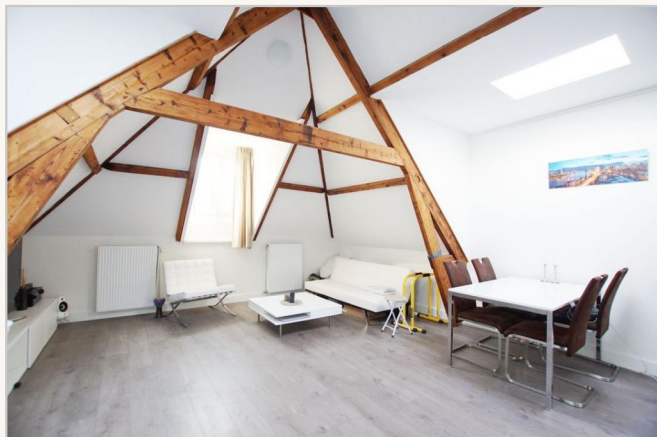
- Living or working in the Netherlands.
- Sufficient income and / or ability to be able to meet the rental obligations in addition to the own living expenditures.
- Furthermore, the same requirements that apply for employees or self-employed persons.

Interested?

We schedule viewings by e-mail. This way we can give you a clear picture of the rental process. Please respond to the advertisement or email us. We normally reply within two working days. Thank you for your effort!



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