



**Glashaven**  
**3011 XH Rotterdam**

**€ 951 p.m. ex.**





PERFECT RENT

<b>Price</b>	€ 951 p.m. ex.
<b>Decoration</b>	Partly furnished
<b>Service charges</b>	€ 124
<b>Status</b>	Available
<b>Acceptance</b>	01-01-2025
<b>Apartment type</b>	Studio
<b>Build type</b>	Existing
<b>Living surface</b>	32m <sup>2</sup>
<b>Rooms</b>	1
<b>Bedrooms</b>	1
<b>Floors</b>	1
<b>Energy label</b>	A
<b>Balcony</b>	Yes

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Attention, only for students! Studying in peace and quiet and going out in the vibrant city? With this studio in the student complex Vitro you are in a prime location in the heart of Rotterdam. The former office building has been completely renovated into 87 surprising studios for students.

From your fully independent studio you have everything you need at your fingertips. Just steps away is the river Maas and you can walk straight into the city center. All educational institutions are easily accessible by bike or public transport. In 3 minutes you cycle to Erasmus University College, in 6 minutes to Erasmus MC and in 12 minutes to Erasmus University. Need to do some shopping? The SPAR supermarket is right below the studios! With an 8-minute walk you can reach metro, streetcar and train station Rotterdam Blaak.

Layout:

- Living/bedroom with an area of approx. 28 m<sup>2</sup> and open kitchen.
- Bathroom of about 3 m<sup>2</sup>.
- Separate toilet.
- Private storage room in the basement of approx. 3 m<sup>2</sup>.
- Private roof terrace of about 17 m<sup>2</sup>
- Shared roof garden on the 1st floor.
- Joint Miele Laundry Boutique;
- Joint, internal bicycle storage.

Miscellaneous features:

- Inventory/Furnishings: PVC flooring and window coverings.
- Kitchen amenities: fridge-freezer, induction cooktop, combination microwave, hood and sink.
- Bathroom facilities: shower, sink, toilet and wall mirror.
- Heating system: district heating.
- Glazing: double glazing.
- Energy label A.
- The pictures shown are just an impression!
- The furnishings as shown in the photos do not belong to the leased property.

Conditions:

- The monthly basic rent is € 950.78. The service costs for general facilities, upholstery, internet and television are charged by the landlord on top of the monthly rent and amount to € 124,16 per month. The additional monthly costs consist of city heating, water and electricity. We will assist in concluding the utility agreements free of charge.
- Applying for rent allowance is not possible.
- The deposit is once the monthly rent including service charges. (The deposit in the case of a Dutch student is once the monthly rent including service charges and in the case of an international student twice the monthly rent excluding service charges.)



- Occupancy is possible for a maximum of 1 person and is not suitable for couples.
- The minimum rental period is equal to 12 months. This is a temporary rental agreement for the duration of your studies. With the completion of your studies, the lease will end and a new student will be offered the chance to live in this cool place.
- Smoking is not allowed in the apartment.
- Pets are not allowed.

Student income requirement:

- This property is only suitable for full-time students. Both MBO, HBO, WO and PhD students are eligible;
- Dutch students must have a guarantor. International students without a guarantor who lives or works in the Netherlands are eligible by paying a double deposit.

Income requirement guarantor:

- Living or working in the Netherlands;
- Immediate family member (parents, stepparents, grandparents or brother/sister);
- Minimum net income of €4,000 per month. Income of spouse/partner may be included;
- In the case of employees: a remaining term of employment contract of at least 10 months or a letter of intent for extension;
- For self-employed persons: a confirmation of the income by an external accountant for the entire past fiscal year and the current fiscal year (forecast).

Interested?

We schedule viewings through an automated system. This allows us to give you a clear picture of the rental process. Please respond immediately to this advertisement. We normally respond within five working days. Thank you for your efforts!



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pararius

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funda





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