



**Philips Willemstraat
3051 PN Rotterdam**

€ 1.900 p.m. ex.





PERFECT RENT

Price	€ 1.900 p.m. ex.
Decoration	Partly furnished
Service charges	€ 75
Status	Available
Acceptance	02-04-2025
Apartment type	Mezzanine
Living surface	82m ²
Rooms	3
Bedrooms	2
Floors	1
Energy label	A
Balcony	Yes, 8m ²

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Fantastic, spacious 3-room apartment on Philips Willemstraat in Hillegersberg for rent. The apartment is located on the 1st floor, has a south-facing balcony and is upholstered. The apartment is located in the small-scale complex "PW Apartments", built in 2020 and has an elevator. The train station and tram stop are within walking distance, and there are various shops, supermarkets and nice restaurants and bars in the vicinity. The beautiful areas of nature "De Bergse Plas" and "De Rotte" are also within walking distance. The center of Rotterdam is about a 10-minute bike ride away. The apartment has its own private parking space, which is subject to a mandatory lease for € 125,- a month.

Layout:

- Living room with open kitchen of approx. 38m².
- Bedroom of approx. 13m², with access to the lovely balcony of approx. 8m².
- Second bedroom of approx. 11m².
- Bathroom of approx. 3.5m².
- Hallway of approx. 10m².
- Separate toilet.
- Indoor storage room with washing machine connection.
- External private storage room, accessible via the parking lot.

Various characteristics:

- Inventory/Decoration: laminate floor, lighting and window covering.
- Kitchen facilities: cooker, hood, fridge/freezer combination, dish washer and combi microwave/oven.
- Bathroom facilities: walk in shower, washing basin, mirror with cabinet space and design-radiator.
- Heating facilities: central heating system.
- Window type: double glazing.
- Parking spot behind building belonging to the rented property.
- The property has energylabel A.

Conditions:

- The monthly rent is € 1.900,-. This rent is exclusive of the service costs of € 75,- per month. The costs for the mandatory parking space are € 125,- per month. Additional monthly costs consist of heating, 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 € 2.100,-.
- 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:

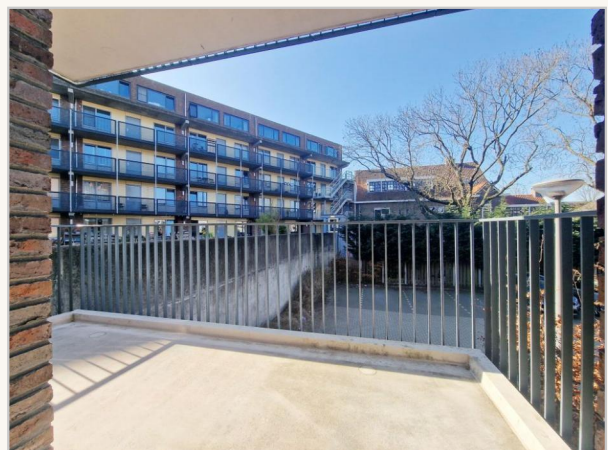
- Living or working in the Netherlands.
- Sufficient income and / or ability to be able to meet the rental obligations in addition to the own living expenditures.
- Furthermore, the same requirements that apply for employees or self-employed persons.
- A guarantor is only applicable if you are up to €200 under the income requirement.

Interested?

We work with an automated system for viewing requests. To participate in the process you need to express your interest through the advertisement or use the button "contact the agent". We normally reply within five working days. Thank you for your effort!



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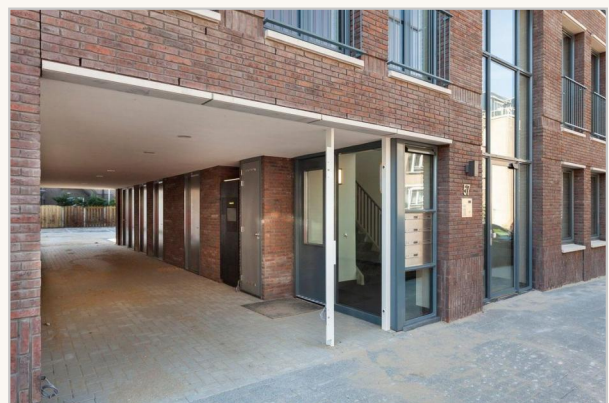
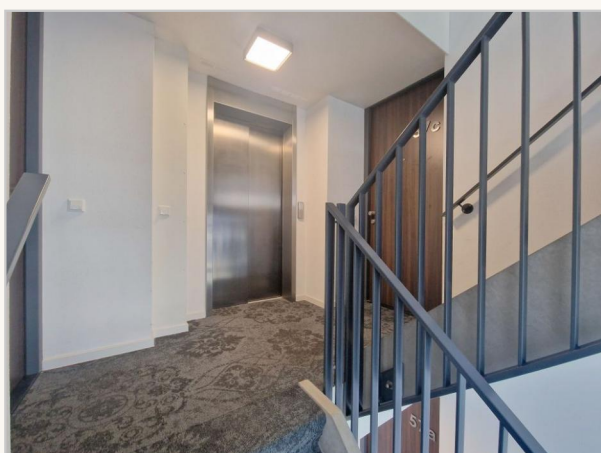
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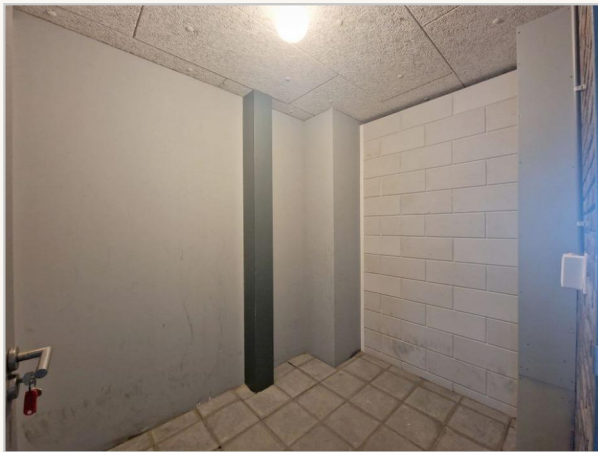
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