

# FOR RENT



**Kolpa v|d Hoek**

Beatrijsstraat 64  
3021 RH Rotterdam

RENT:  
€ 2.900,- per month

MAKELAARS ♦ TAXATEURS



# Features & specifications



Year of construction:	1921
Type:	single family house
Rooms:	7
Capacity:	585 m <sup>3</sup>
Living area:	187 m <sup>2</sup>
Shed:	3 m <sup>2</sup>
Energylabel:	C



## Description

Stylish unfurnished mansion in a very popular neighborhood. The house has 3 floors, a basement and a backyard of approximately 26m<sup>2</sup> facing east. The total living area is almost 190 m<sup>2</sup>. The atmospheric features of this beautiful family house are: Lots of space, kitchen, 4 bedrooms, wooden window frames with double glazing, panel doors and stained glass. The moment you enter this house you will see the light passage to the beletage. This fine home is located just minutes by bike from Blijdorp Zoo, Museumpark and Central Station.

Lay-out:

Basement:

In the basement with normal standing height you will find a spacious kitchen and the dining room adjacent to the garden. There is more than enough space to create a cozy dining area.

First floor:

This floor is also called the beletage. This floor gives access to the living room.

Wooden floors and authentic en-suite doors and stained glass windows.

Second floor:

On this floor there are two bedrooms, each with space for a double bed. Bedroom III is ideal for use as a children's room or as a cupboard / study room.

The bathroom has a luxurious bath, separate shower, sink and toilet

Third floor:

Hallway, space for washing machine and dryer. Bathroom 2 has a sink, toilet and shower and a design radiator.

Spacious bedroom with enough space for a double bed.



Particularities:

- Unfurnished;
- 4 bedrooms;
- Nearby the Heemraadpark and the city centre.

Rental conditions:

- Rental period: minimum 12 months, maximum 24 months;
- Rental entrance: directly;
- Minimum rental period: 1 year;
- Preferred starting date: directly;
- Rental price correction: the rent and payment for furniture / fittings, fixtures and other equipment will be adjusted subsequently on an annual basis as provided the general terms and conditions, according to the numbers given by CBS;
- The costs for gas, water and electricity are not included in the rent and must be contracted by tenant directly with the utility companies;
- Deposit: after consultation with landlord, with a minimum of 1 month.

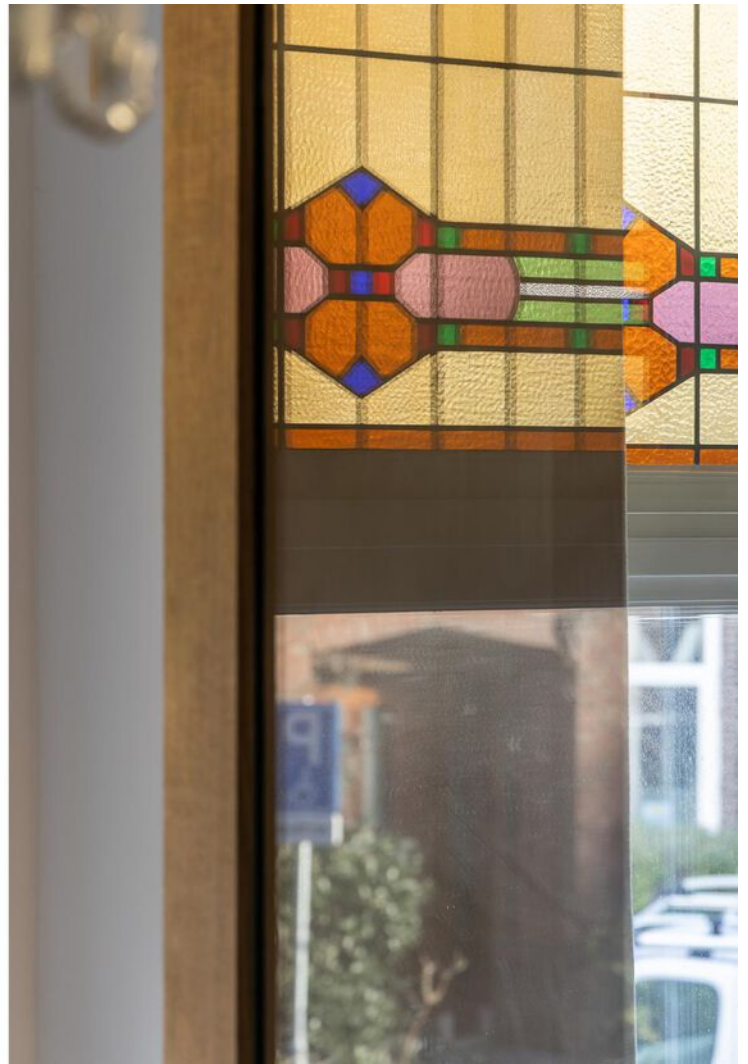
While this information has been compiled with the utmost care, Kolpa Rental Services cannot be held liable for possible omissions or inaccuracies or the consequences thereof. All sizes and areas are indicative. The conditions of the Netherlands Association of Real Estate Brokers and Immovable Property Experts (NVM) apply.









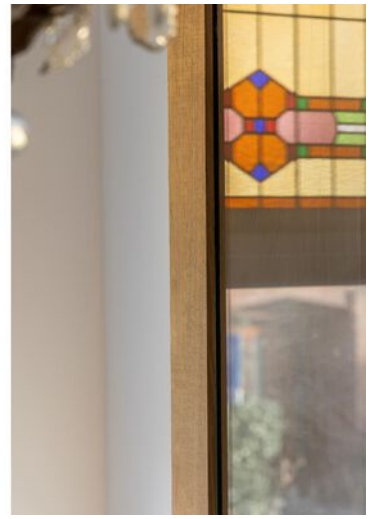














# Location on map

