

FOR RENT



Kolpa v|d Hoek

Wijnbrugstraat 327
3011 XW Rotterdam

Rent:
€ 2.600,- per month

MAKELAARS ♦ TAXATEURS

Features & specifications



Year of construction:	2004
Type:	apartment
Rooms:	3
Capacity:	270 m ³
Living area:	108 m ²
Heating:	city heating
Insulation:	fully insulated
Energylabel:	A++



Description

A lovely fully furnished 3-room apartment with parking place is situated on the 30th floor of the high apartment building "Waterstadstoren" in the Wijnhaven area of the city center of Rotterdam. This area gives you a real Manhattan feeling. With a fantastic view over the river the 'Maas' and from the balcony facing the South you can enjoy the sun the whole day. All facilities like shops, restaurants, public transport, fitness centers, museums, local market and the new Markthal etc. are located at walking distance. The entire house has a wooden floor. Also close to exit roads.

Layout:

Ground floor:

Secured entrance with doorbell, 3 elevators and access to the parking garage and indoor garbage.

30th floor:

Hall, toilet, wardrobe area and metercupboard. The livingroom is very bright and has access to the balcony which is full width and offers the fantastic views towards the west and south over the river Maas. Modern half open kitchen equiped with inbuilt equipment such as dishwasher, combi-oven, refrigerator, freezer, extractorhood and stove. Bedroom I is the master bedroom which is spacious and has a double bed and large walk-in closet. Bedroom II. Luxurious bathroom with Villeroy and Boch sanitary with jacuzzi, walk-in shower, 2nd toilet and washbasin.

Special details:

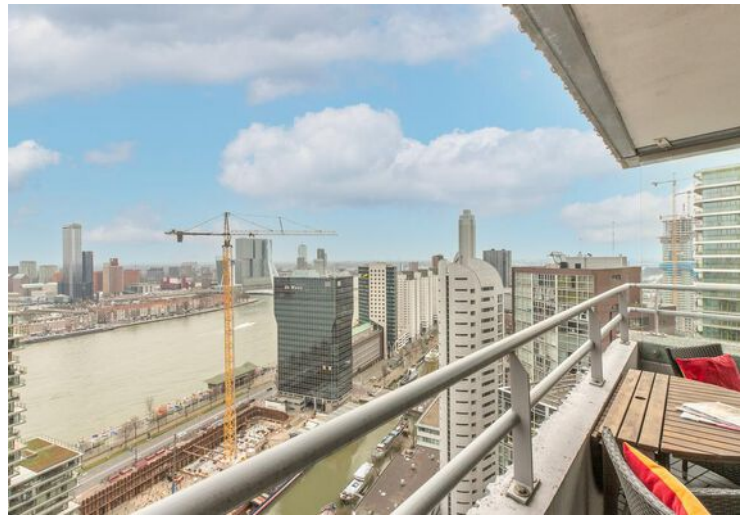
- Renting price is excluding all utilities;
- Parking place (indoor) on the ground floor;
- Balcony facing the south;
- Air conditioning in living room and master bedroom;
- Good quality furniture;
- Wooden flooring throughout the whole apartment.

Conditions:

- Minimum rental period: maximum 24 months;
- Preferred starting date: 15th of May 2024;
- 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.
- State of delivery: with the current facilities and further as visible during the viewing or in consultation with the lessor.

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.

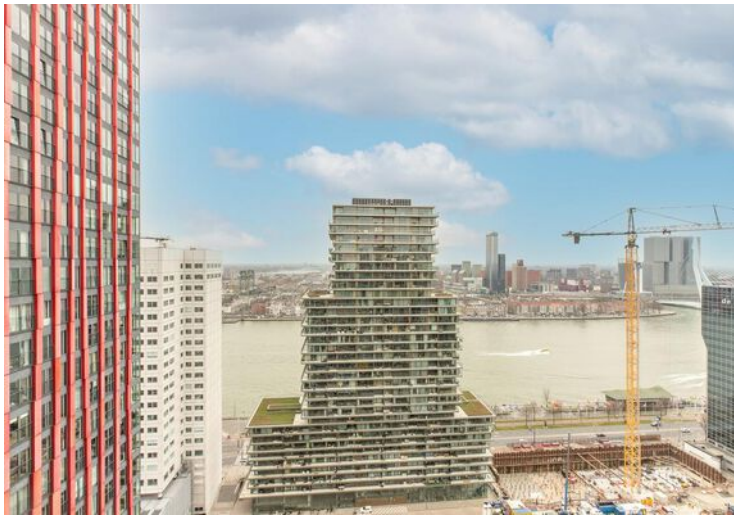












Location on map

