



Burgemeester van der Werffstraat 89 25805G. 's-Gravenhage



Transfer

Content (m³)

Rent price	€ 1.200 p.m.
Offered since	24 aug 2023
Status	rent in use
Rental period	certain time
Security deposit	€ 1.500
Service costs	
Acceptance	effective immediately
Construction	
Property category	apartment
Property type	ground floor house
Property sub type	corner house
Framework	plastic
Framework Layout	plastic
	plastic
Layout	plastic 1
Layout Number of rooms	
Layout Number of rooms Number of bathrooms	1
Layout Number of rooms Number of bathrooms Number of toilets	1 1
Layout Number of rooms Number of bathrooms Number of toilets Basement	1 1 no
Layout Number of rooms Number of bathrooms Number of toilets Basement Attic	1 1 no no
Layout Number of rooms Number of bathrooms Number of toilets Basement Attic Garage	1 1 no no

160

Location

Locationresidential area, on a quiet roadbackyardSurface area (m²)40Width (m)6Length (m)7Orientationeast

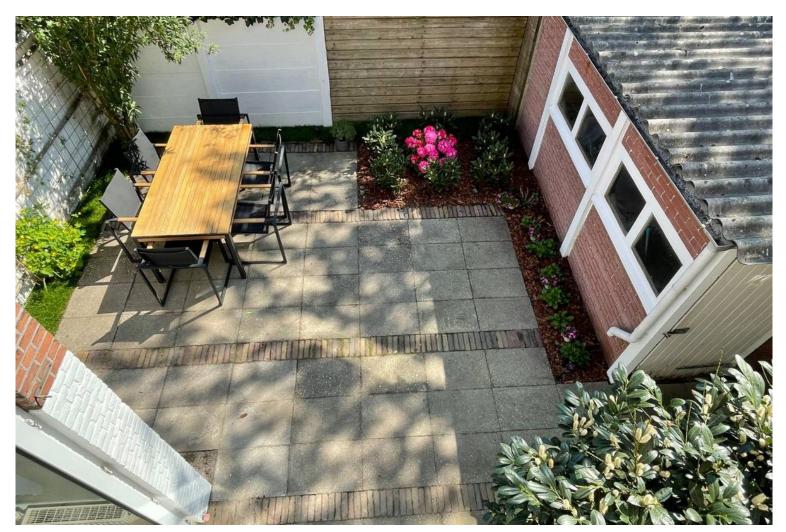
MaintenanceattendedRear accessnoEnergycentralHeatingcentralType of hot watergas boiler ownedGlassdoubleInsulationcentral

Energy label

G, expire date: 29 jul 2030



Burgemeester van der Werffstraat 89 in focus







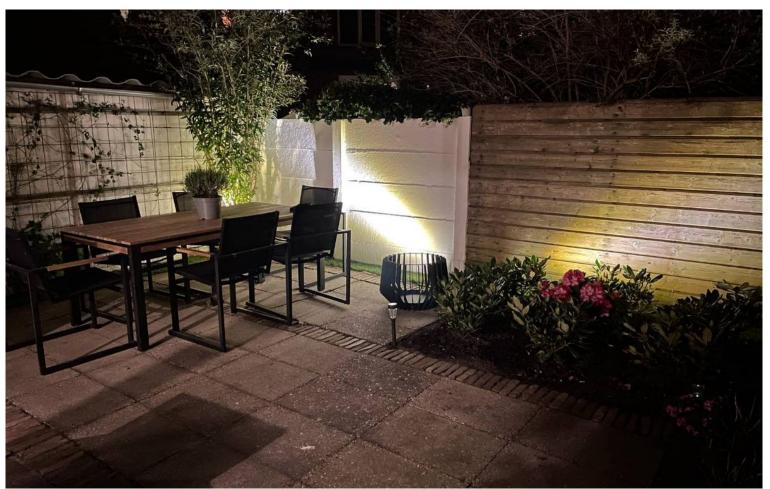
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Omschrijving Burgemeester van der Werffstraat 89

DUE TO THE EXTRAORDINARY NUMBER OF REQUESTS VIEWINGS ARE NOT POSSIBLE ANYMORE

Burgemeester van der Werffstraat 89

This lovely apartment with 1 bedroom is located in the popular area of Geuzen/Statenkwartier, in the heart of the International Zone close to the center and the sea. International organizations such as Europol, OPCW and Eurojust are within walking distance, as well as various museums, the pleasantly busy harbor with its large number of restaurants and the beach. Frederik Hendriklaan, the number 1 shopping street in The Hague, is a 5-minute walk away. You can reach the city center within 10 minutes by tram. The specious 40m2 garden is a perfect place to relax and enjoy the morning/afternoon sun.

Layout:

Entrance, hallway that leads to the bathroom, storage/washing area and the living room. A spacious living/dining area with a fireplace. The living area has access to the bedroom, kitchen and the garden.

Characteristics:

- Ground floor, semi-furnished 51 m2 apartment
- 1 Bedroom with a built-in wardrobe
- 40m2 garden with a shed, 6-person table and a firepit
- Separate storage/laundry room with a washing machine incl.
- Gas fireplace in the living room
- Double glazing on all windows
- Laminate flooring in light tones throughout
- Rent € 1,200 excl utilities. (gas, water, TV and internet)
- Housing permit is required
- Pets are not allowed
- Close to Europol, OPCW and Eurojust
- Around the corner from the Frederik Hendriklaan, "de Fred" for daily shopping





Omschrijving Burgemeester van der Werffstraat 89

Availability:

- Initially available for 24 months, minimum for 12 months

- Within walking distance of the cozy marina with all restaurants and the beach

- Within 10 minutes by tram / bicycle to the center of the city

- Availability as of September 1, 2023 with a possibility to start one week earlier

- Maximum of 2 people

- Available only for a single household (not suitable for sharing)

An affordable housing permit from the municipality is applicable (huisvestingsvergunning).

- maximum gross annual income (including holiday pay and extras) for a one-person household \in 57.573,-

- maximum gross annual income (including holiday pay and extras) for a two-person household ${\ensuremath{\in}}$ 76.764,-

The foregoing information has been carefully compiled however, no liability can be accepted by the lessor for any incomplete or inaccurate information, nor for the consequences thereof.



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