

Covers wonen
MAKELAARS

Breedstraat

UTRECHT

RENT

€ 2,400 per month

COVERSWONEN.NL

030 - 25 20 500

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FOR RENT · APARTMENT · WALK-UP APARTMENT

Breedstraat, Utrecht

90 m²	2	3	1952	A	258 m³
LIVING AREA	BEDROOMS	ROOMS	BUILT	ENERGY LABEL	VOLUME

Beautiful, spacious, furnished apartment with two bedrooms, in the heart of the historic city center of Utrecht. The location in the city center is ideal. You find shops, restaurants and terraces within walking distance. Moreover, also the the Central Station is very near. Yet, the place itself on the Breedstraat is experienced as quiet. On Saturday there is a traditional fabric market on the Breedstraat, which ensures urban cosiness every week.

Sun terrace | Furnished | On a quiet road | In the centre | Mechanical ventilation | Cable TV







BREEDSTRAAT, UTRECHT





BREEDSTRAAT, UTRECHT







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BREEDSTRAAT, UTRECHT

DESCRIPTION

About this property

GROUND FLOOR

Common entrance with the letter boxes and a video intercom. Staircase to the apartment on the second floor.

SECOND FLOOR

Entrance in the hall with a meter cupboard and at the end of the hall a toilet with hand basin. The living room has a separate dining area. Room-wide windows at the front of the apartment give the living room a light and spatial effect. The living room also gives access to the balcony at the front. There is a semi open kitchen with a large 6-burner stove, a fridge-freezer, dishwasher and washing machine. There are two bedrooms at the rear. One has a double bed and the other has a large wardrobe. The bathroom has a bathtub, a separate shower and a sink. From the kitchen and the bedrooms you have access to the balcony which is located on the north west.

PARTICULARITIES

- Energy label A;
- in the middle of the center of Utrecht;
- Rent is excluding utilities
- Deposit equals two month's rent
- Property is furnished
- Rental period is at least 12 months
- Property is not suitable for home sharing
- Income requirement is tree times the monthly rent

DIMENSIONS (APPROX. SIZES)

Living room 590 x 477 cm Dining room 264 x 378 cm
Kitchen 450 x 210 cm Bathroom 212 x 264 cm
Bedroom 270 x 450 cm Bedroom 267 x 450 cm

SPECIFICATIONS

Breedstraat, Utrecht

TRANSFER

Rent	€ 2,400 per month
Status	Available
Acceptance	From 01-12-2026

CONSTRUCTION

Type of property	Apartment · Walk-up apartment
Built	1952
Construction type	Existing build
Roof	Flat roof
Maintenance inside	Good
Maintenance outside	Good
Particulars	Furnished

AREAS AND VOLUME

Living	90 m²
Building-related outdoor space	12 m²
Volume	258 m³

LAYOUT

Number of rooms	3 rooms (2 bedrooms)
Number of bathrooms	1
Bathroom facilities	Bath, Shower, Washbasin
Kitchen	Built-in appliances, Semi-open kitchen
Number of floors	1
Located on	Floor 3
Facilities	Mechanical ventilation, Cable TV, Natural ventilation

ENERGY

Energy label	A
Insulation	Double glazing
Heating	District heating
Hot water	Centrale voorziening

OUTDOOR SPACE

Location	On a quiet road, In the centre
Garden	Sun terrace
Garden condition	Normal
Balcony/roof terrace	Balcony

PARKING

Type of parking	Paid parking

CADASTRAL DETAILS

Ownership	Freehold
Parcel	Utrecht A 4013

OWNERS' ASSOCIATION (VVE)

Registered with the Chamber of Commerce	No
Annual meeting	No
Periodic contribution	No
Reserve fund	No
Maintenance plan	No
Building insurance	No

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WANT TO KNOW MORE OR VIEW THE PROPERTY?

Get in touch with us

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VIEW THE PROPERTY ONLINE