

Elegance and chic - first rental in 2024. Completely renovated and newly furnished flat in Rotherbaum between Grindel and Schanze

short-term rental apartment	Rent incl. add. costs 1.550,00 EUR per Month	Living space ca. 44,60 qm	Number of rooms 2,0	Available from 01.07.2024
--------------------------------	---	------------------------------	------------------------	------------------------------

Other dates

District	Eimsbüttel
Deposit	1.550,00 EUR
Floor	2.Floor
Available until	Open-ended
Minimum rental length	180 days
Maximum number of tenants	2
Smoking / Nonsmoker	Non-smokers only
Balcony	no
Elevator	No
Garden	No

Facilities

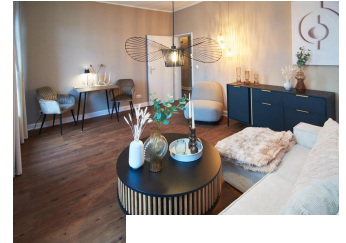
- | | |
|--------------------|------------------------|
| - bed-linnen | - towels |
| - wooden flooring | - bathroom with shower |
| - built-in kitchen | - washingmachine |
| - HIFI | - antenna-TV |
| - central heating | - Internet |
| - Energieausweis | |

References

Please read our Notes on currency conversion under <http://www.homecompany.de/en/currency-info>

Website synopsis

<http://hamburg.homecompany.de/en/object/AG7070559>



Description

Elegant boho chic with stylish elegance in the beautiful, central district Rotherbaum. The calm wall color from Farrow and Ball "Jitney" is homely - this warm earth tone seems very reserved and yet it has an incredibly uplifting effect and is reminiscent of lazy days by the sea. Hence the name of the bus that takes New Yorkers from the hot city to the similarly colored sandy beaches out in the Hamptons. This relaxed and chic attitude to life can be found in the overall furnishings of the flat with light, warm tones, light fabrics and natural-looking accessories. The living room is bright and spacious with a very comfortable sofa and a dining table. There are two modern wardrobe hanging cupboards and a 1m round mirror in the corridor. The bedroom has a very comfortable 1.60 x 2m bed with a good mattress. In addition to the wardrobe, a chest of drawers offers additional storage space. The white kitchen is fully equipped and also offers a 1.80 high, cool, free-standing fridge and freezer with a cool look and a flexible kitchen trolley. The flat has a very elegant, new floor. The daylight bathroom was also be completely renovated in 12/2023. The flat is located on a side street with very little traffic.

The gross total rent of EUR1,550 includes EUR30 (including 19% VAT) for internet flat rate/WLAN and broadcasting fees.

The net rent is EUR1,420.56 plus the applicable statutory VAT; currently 7% (99.44 EUR).

Maximum rental period: 6 calendar months

Online viewing of the flat (360 ° panorama photos):

<https://tour.feelstate.com/view/fullscreen/id/VZ8C3>

Energy pass information acc. to § 16a EnEV 2014:

Type of energy pass: Energy demand certificate

Final demand value: 114 kWh/(m²*a)

Main source of heating energy heating: natural gas

Year of construction: 1907

Energy efficiency category: D