



**Haagweg  
4813 XE Breda**

**€ 1.695 p.m. ex.**

<b>Price</b>	€ 1.695 p.m. ex.
<b>Decoration</b>	Partly furnished
<b>Status</b>	Rented
<b>Acceptance</b>	Directly
<b>House type</b>	Single family, terraced house
<b>Maintenance inside</b>	Excellent
<b>Maintenance outside</b>	Excellent
<b>Living surface</b>	100m <sup>2</sup>
<b>Livingroom surface</b>	50m <sup>2</sup>
<b>Rooms</b>	4
<b>Bedrooms</b>	3
<b>Bathrooms</b>	1
<b>Floors</b>	2
<b>Isolation</b>	Fully isolated

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This beautifully renovated house will be available for a new tenant, who can enjoy a spacious living room with a kitchen suitable for a chef, a sleek, fresh bathroom, three bedrooms and a city garden with back entrance.

This house is located at the end of the Haagweg, which ends at the lively Haagse Markt and the characteristic village center of Princenhage, where many amenities can be found, such as supermarkets, shops and restaurants.

The center of Breda is located within cycling distance, as is the beautiful Liesbos. The various roads can also be reached in a few minutes by car.

#### Layout

##### Ground floor

The entrance provides access to the living room and the separate toilet. The toilet room has a floating toilet with sink.

The living room with high ceilings has a modern stone floor with wood look and underfloor heating. Due to a beautiful extension, the rear of the house has a beautiful light.

The beautiful kitchen is located at the front of the house and is equipped with a 6-burner stove with large oven, an extractor hood, dishwasher, sink, large refrigerator and lots of smart storage space.

The garden is finished maintenance-free, so that you can enjoy the outdoor space, but there is little work to do.

Through the stairs you reach the first floor, the landing with washing machine, provides access to two bedrooms and the spacious modern bathroom.

Bedroom I, is located at the front of the house

Bedroom II, is located at the rear of the house

The bathroom has a bath, walk-in shower, double sink with furniture, design radiator and second toilet.

Via the stairs access to the second floor, where you will find another room that is ideal as a guest room or as a home office.

#### Particularities:

Very well insulated house

Luxurious finish

Up to two working home sharers

Pets only in consultation

The rental price of €1695,- is excluding gas/water/electricity, internet/tv and municipal taxes













