



## Lobeliuslaan 100 - Oegstgeest

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Please read: In case you are interested in this rental property and you wish to view it we would recommend to fill in our application form for rent on our website. Based on the application forms we will make a selection of candidates for viewings.

Modern and well maintained, upholstered spacious three room apartment! Own storage box and private parking place at the main underground garage is included.

Lay out apartment:

Ground floor

Main entrance on the ground floor, postboxes, doorbell panel with camera and intercom system. Elevator up to the fourth level.

Fourth floor

Entrance with a long hallway which gives access to multiple rooms. The entrance also has an intercom.

The first room on the right can be used as a guest room, kids room or office. It has a window facing the north side.

Next to this room on the right there is a modern hanging toilet with washing stand. There is also a cabinet next to the toilet which contains the technical installation for the city heating. The third room on the right has a good sized bathroom with tub, shower and double sink.

On the left on the opposite side of the bathroom there is a storage/laundry with washing machine connection and ventilation box to provide sufficient ventilation. There is also plenty of room for placing provision or storing other items.

At the end of the hallway there is the master bedroom with build-in cupboards and plenty of windows.

Bright spacious living/dining room with a balcony facing the west. The living has a big cupboard (with spot lights) which can be used for decoration or storing books. Nice free view with sun in the afternoon and the balcony can be easily closed off with special glass sliding windows to keep the wind away.

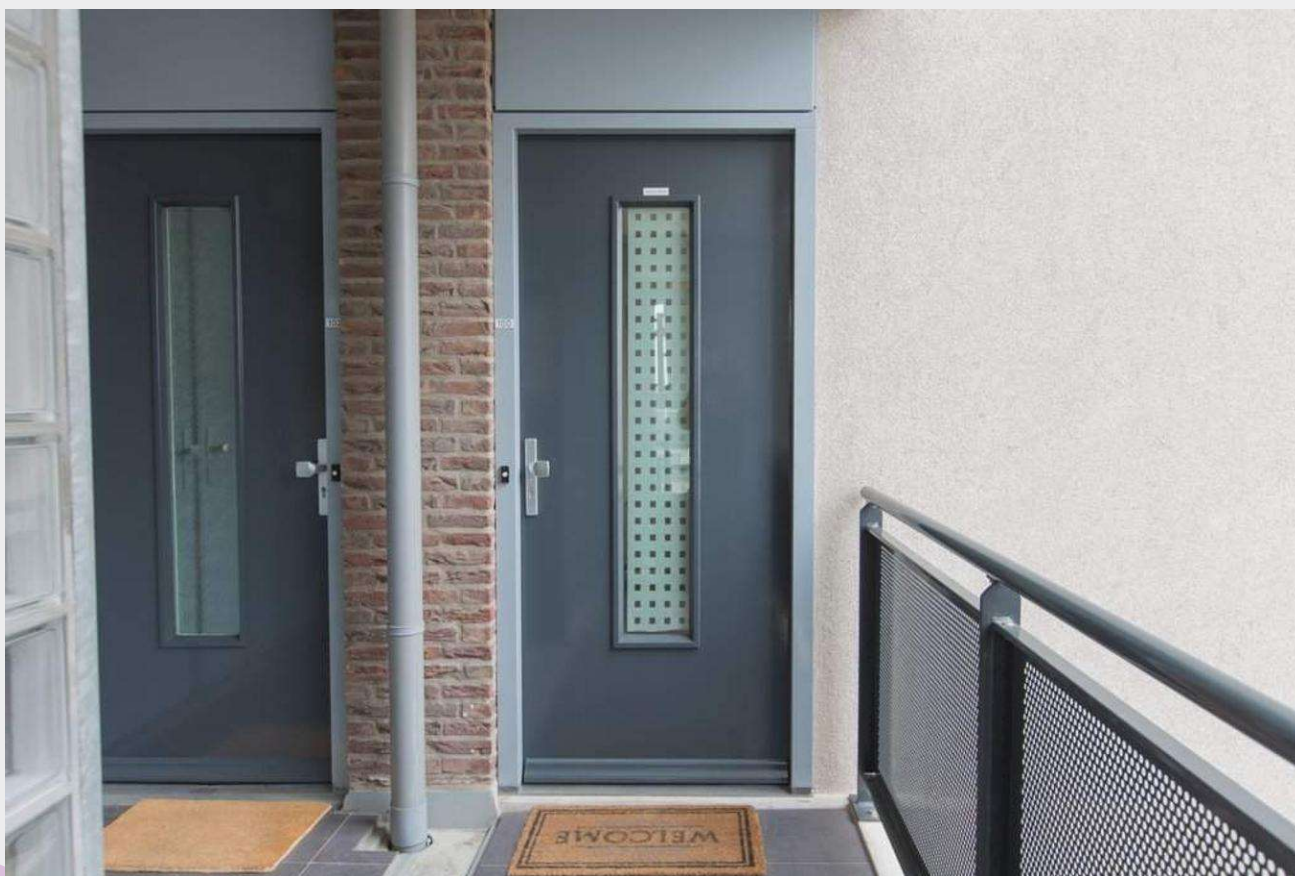
Modern and fully equipped kitchen with all the needed appliances such as a ceramic cooking plate, extractor hood, fridge/freezer, oven and dishwasher.

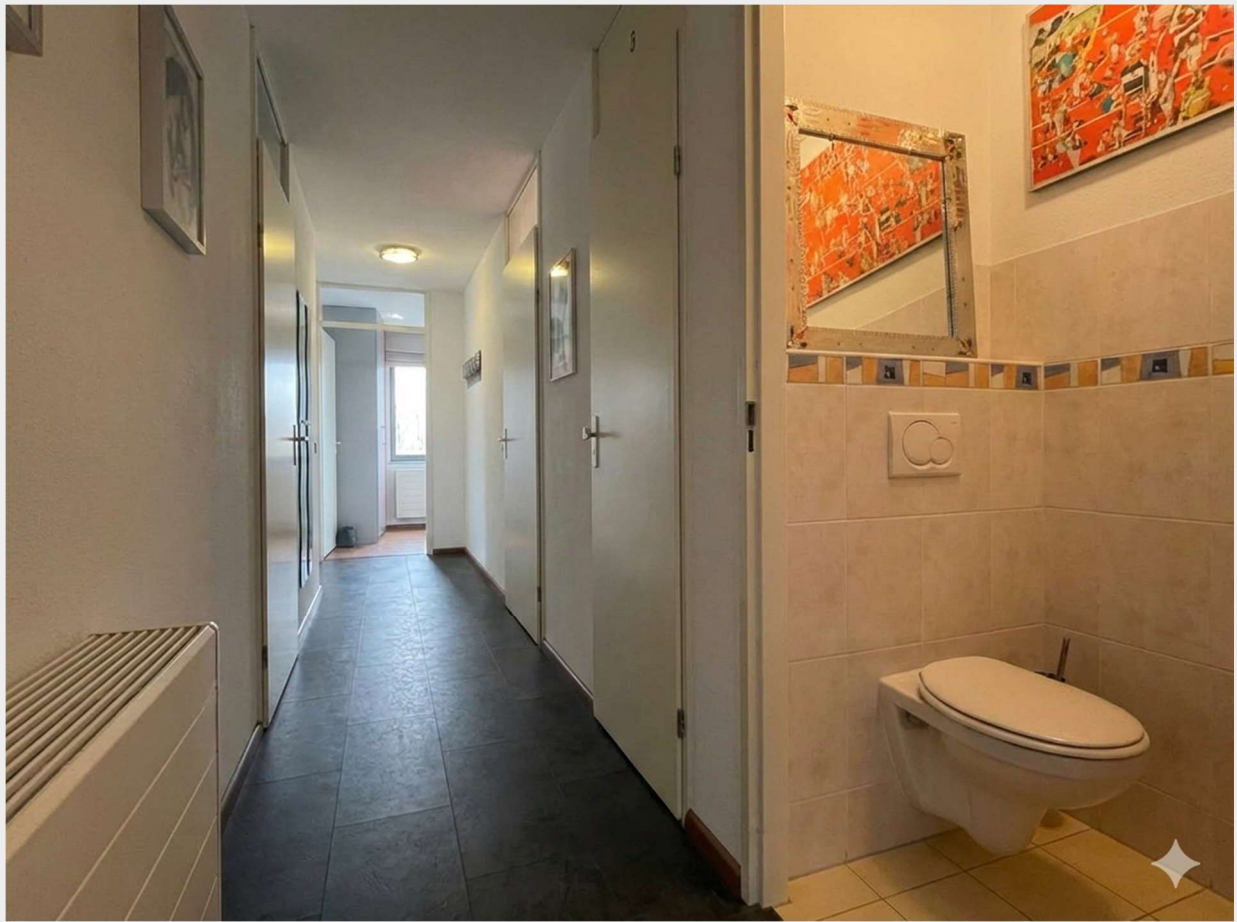
Details

- Decent flooring, vinyl anthracite tiles throughout the apartment (some photos may show older flooring)
- Well insulated modern building from 2003
- Indefinite rental period with a minimum of one year up to a longer term
- Rental price includes € 50,- euro service cost
- Excluding electricity, water, warm water + heating cost
- Two months deposit
- Screening tenant through the 'NVM-Woontoets' (financial check). Gross income requirement of approximately four times the rental price (€ 7.400,- per month)
- Perfect place for a bachelor or couple with one kid
- No shared tenants or students
- Pets are not preferred (can be discussed with the owner)
- Including flooring, curtains, etc. Furniture on the photos not included with a few cabinets as exception

Located in a quiet neighborhood with quick and easy access to the Leiden center and train station.

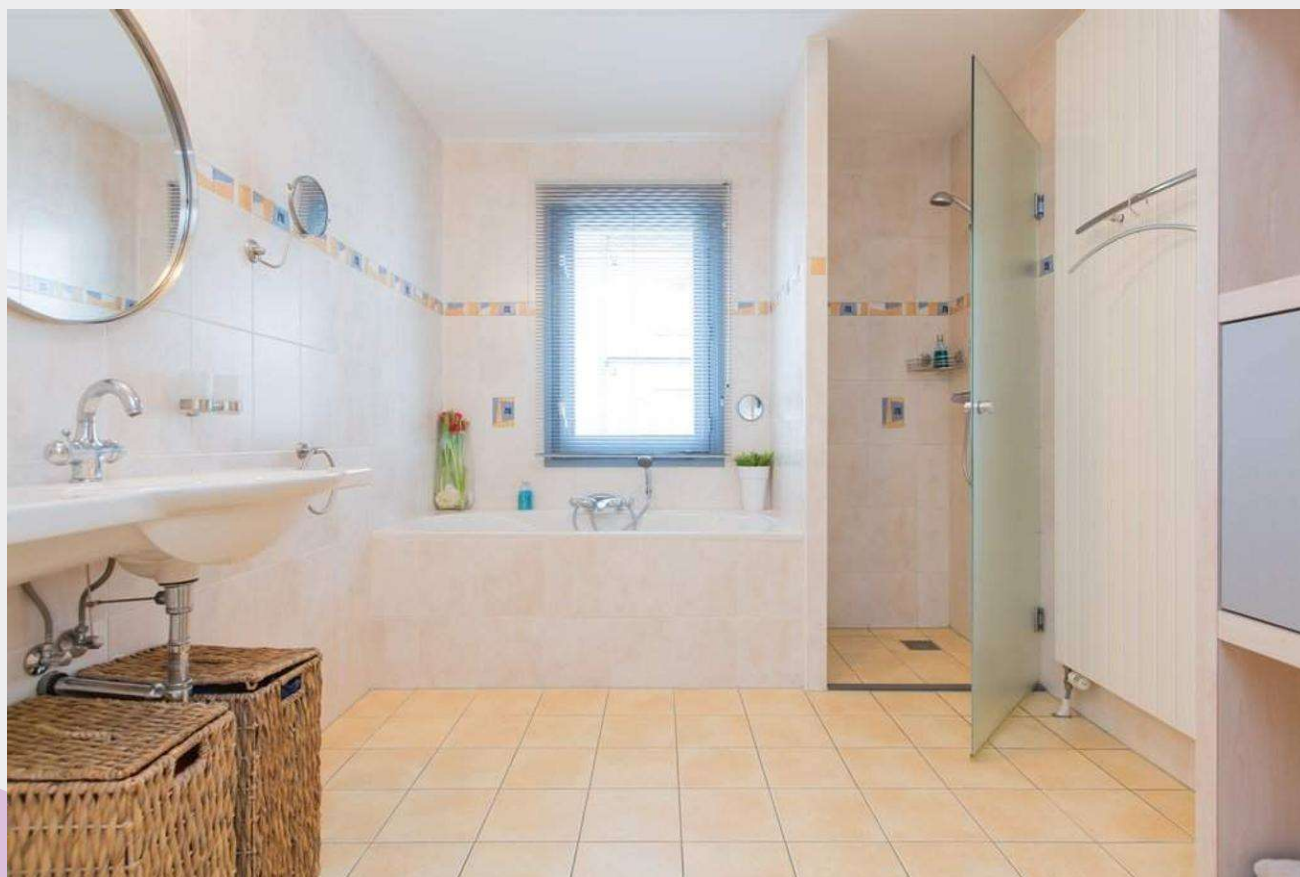
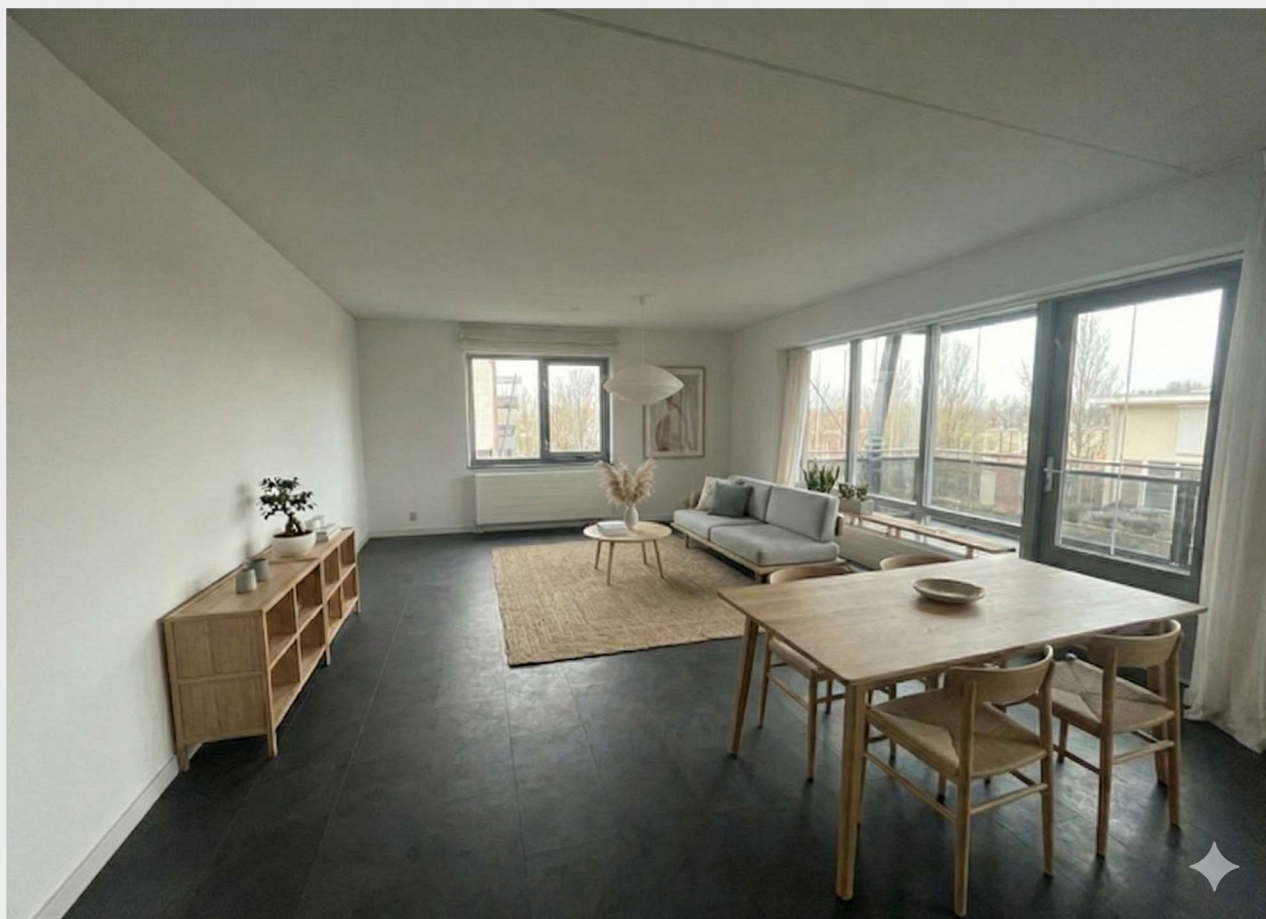




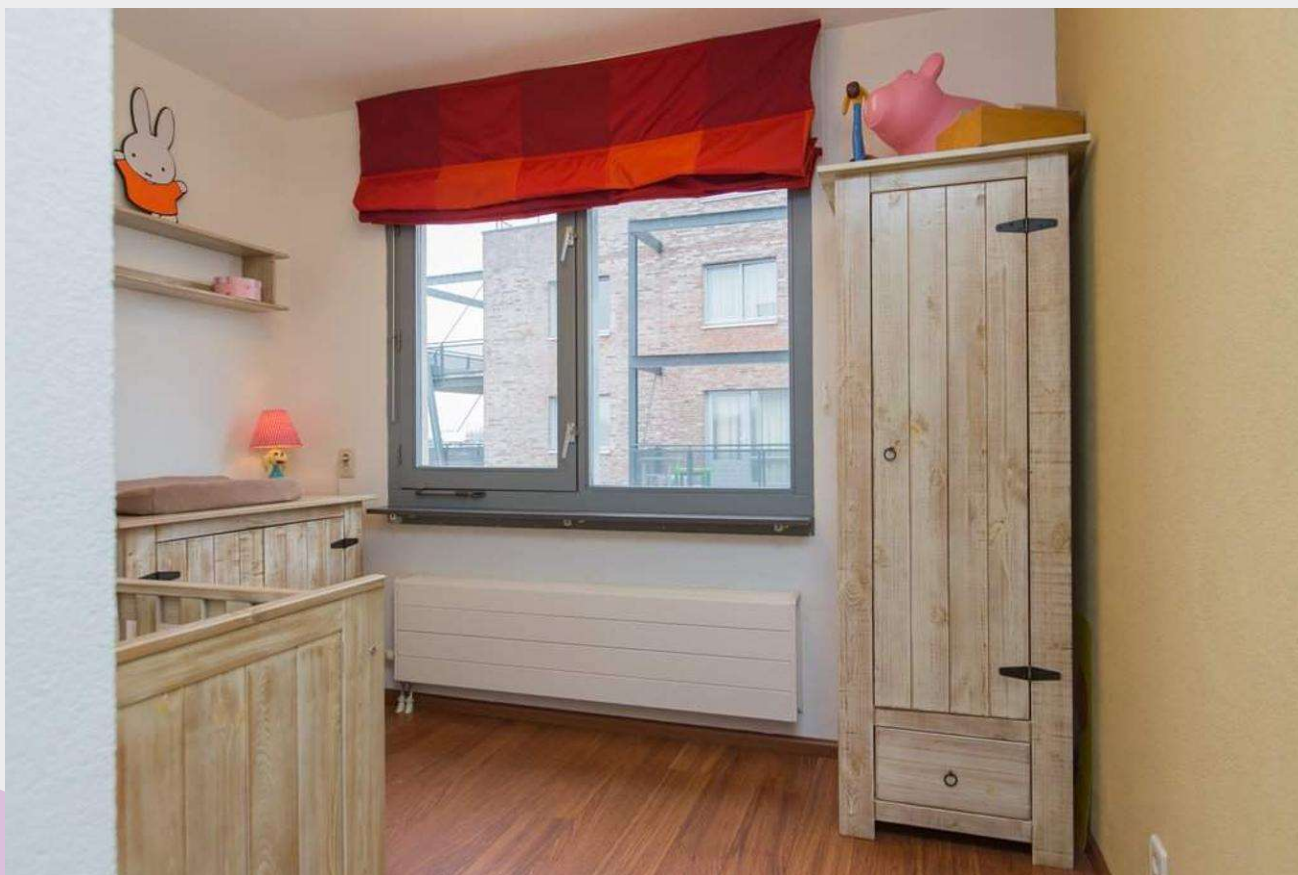
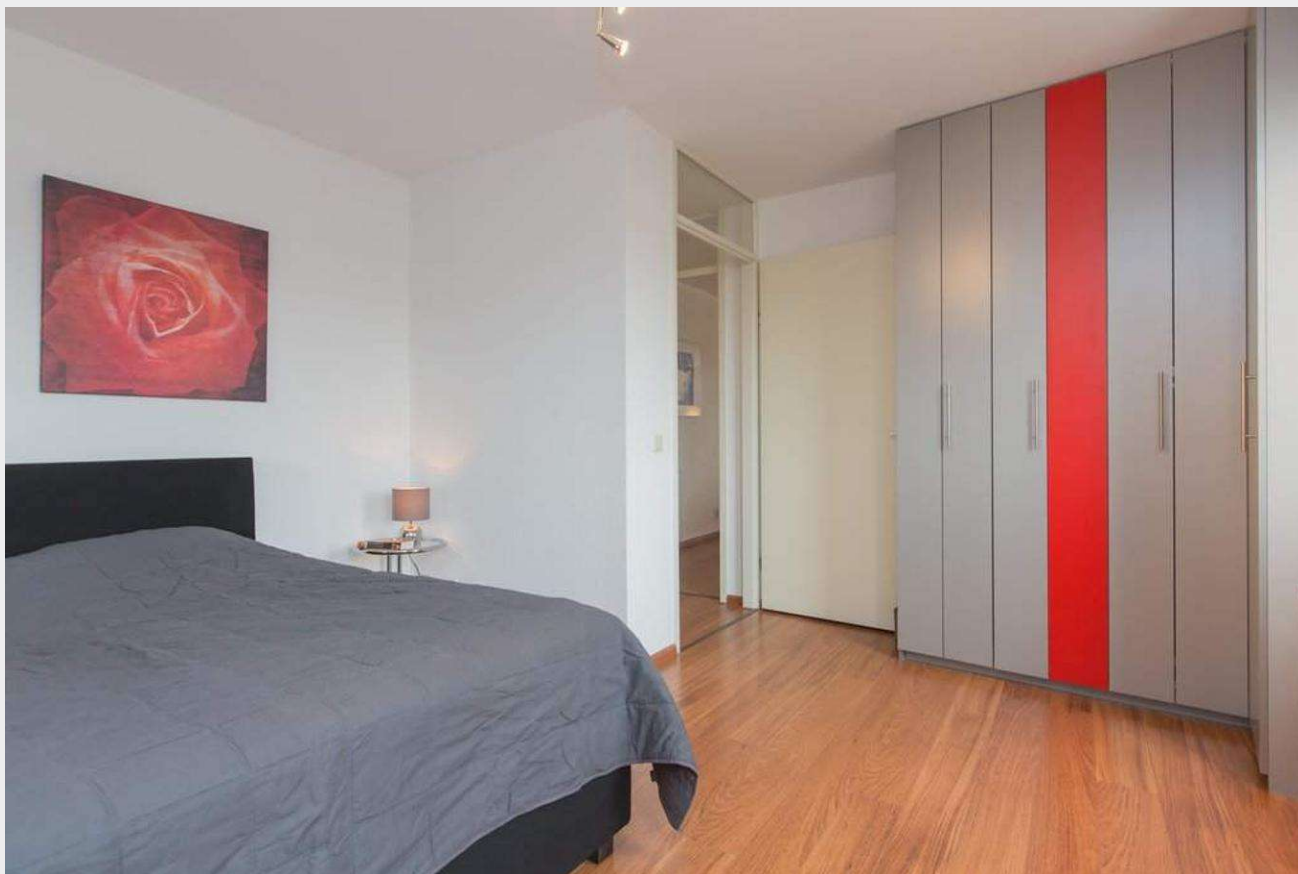








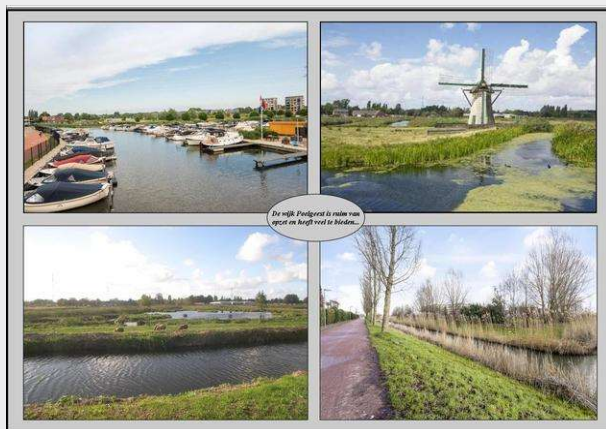




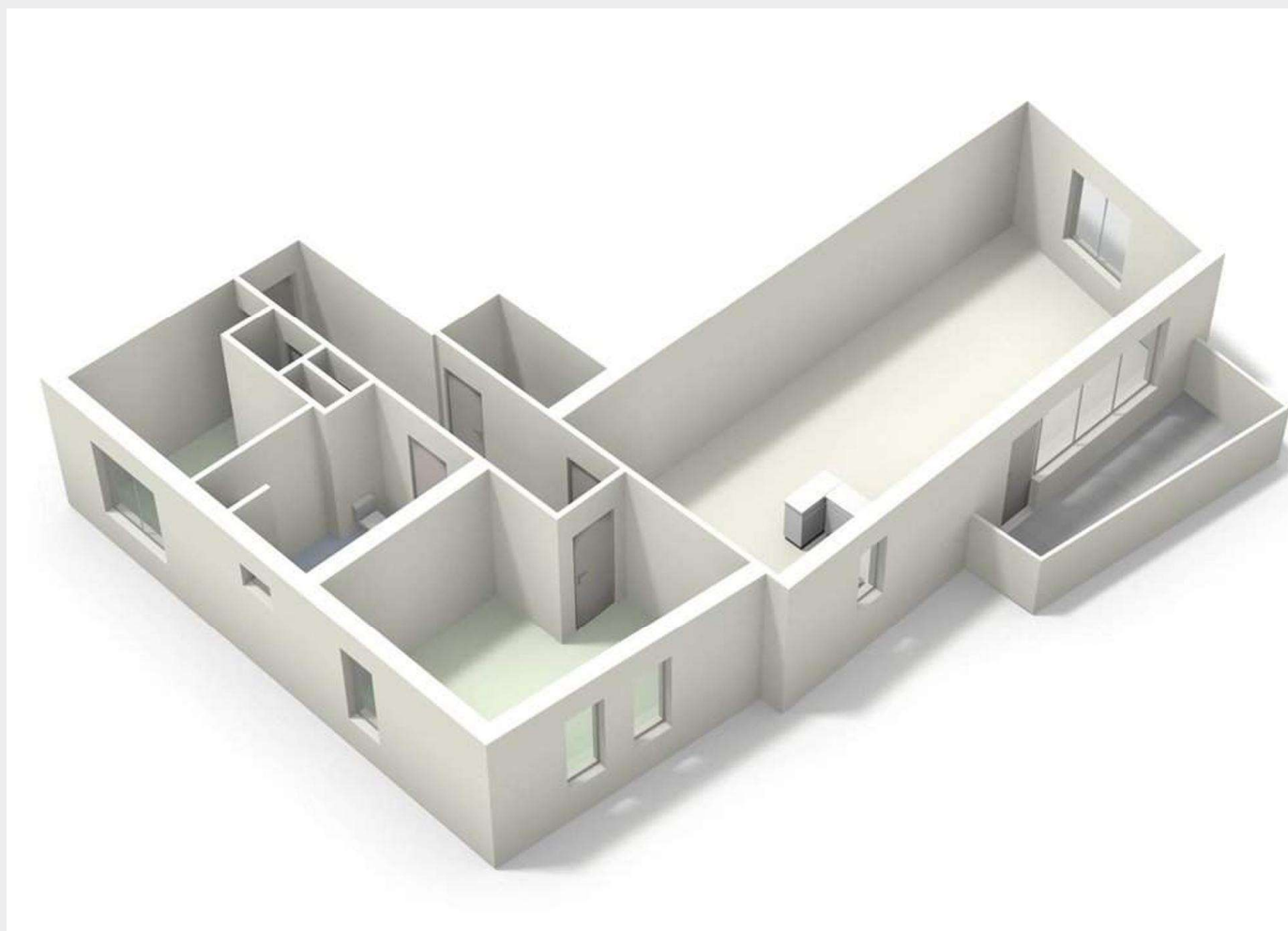






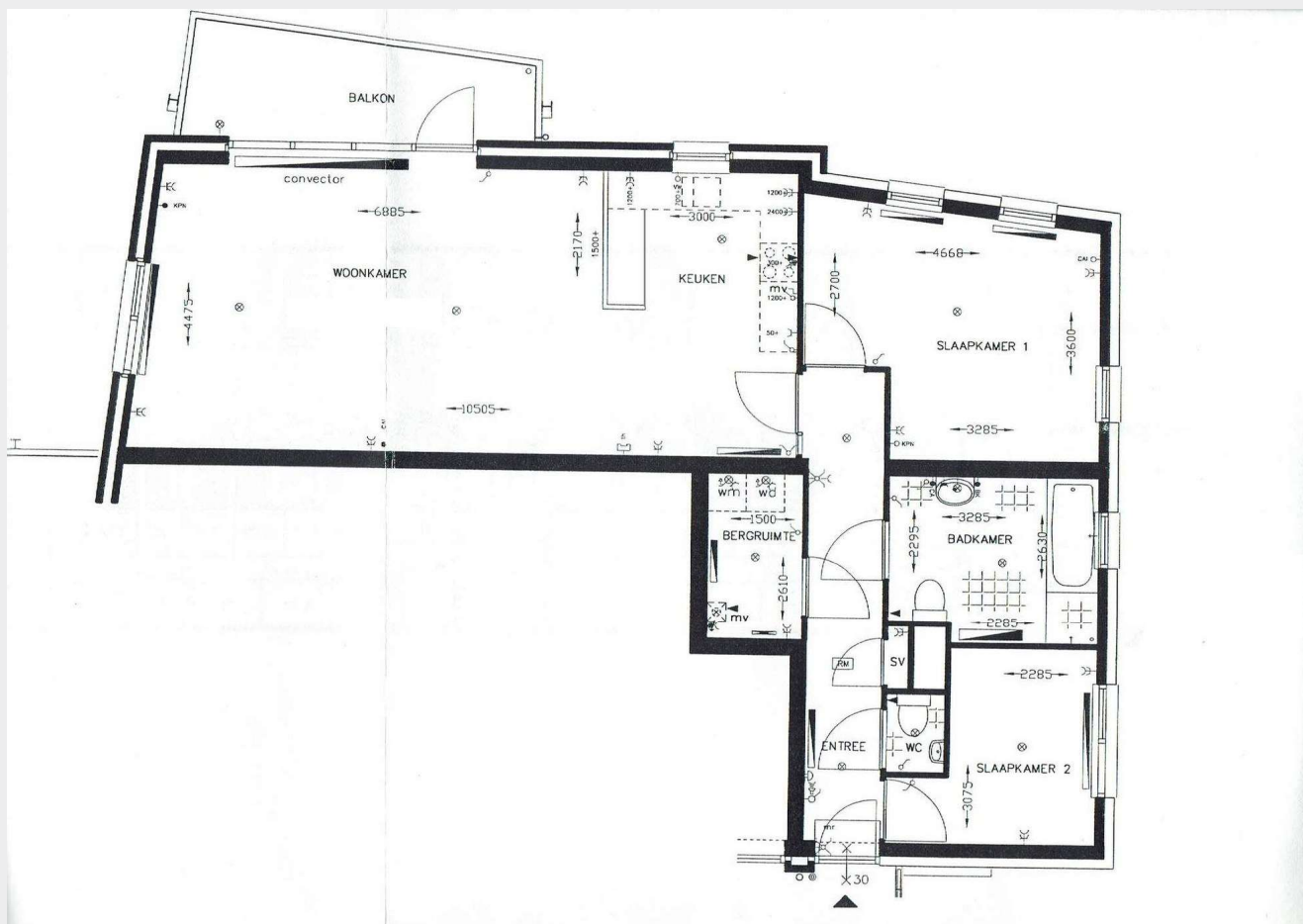


## Plattegrond





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## Kenmerken

Object gegevens	
Soort appartement	Portiekflat
Open portiek	Nee
Bouwjaar	2003

Maten object	
Aantal kamers	3 kamers
Aantal slaapkamers	2 slaapkamer(s)
Inhoud woning	285 m <sup>3</sup>
Gebruiksoppervlakte woonfunctie	98 m <sup>2</sup>

Details	
Ligging	In woonwijk
Isolatie	Volledig geïsoleerd
Warmwater	Centrale voorziening
Schuur / berging	Box
Kabel	Nee
Buitenzonwering	Nee

Tuin gegevens	
Tuin	Geen tuin





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**Losecaat NVM Makelaars** de Kempenaerstraat 55 2341 GH Oegstgeest T 071-5174264 E  
info@losecaatmakelaardij.nl

Voor ons volledige aanbod kijk op: [www.losecaatnvmakelaar.nl](http://www.losecaatnvmakelaar.nl)