



CARLA
VAN DEN BRINK

VALERIUSSTRAAT 19 B AMSTERDAM

A timeless, stylish, and high-quality renovated apartment of approximately 60 m²,
located on the popular Valeriusstraat in Amsterdam Oud-Zuid.

The apartment is situated between Cornelis Schuytstraat and Banstraat,
in an ideal location where tranquility and vibrancy come together.

*Estate Agency Carla van den Brink
loves the city of Amsterdam.
But maybe it loves the city's
inhabitants even more.*

*And one takes good care of one's
loved ones. That has been our credo
since 1979, and it will always
remain our credo.*



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CHRISTIE'S
INTERNATIONAL REAL ESTATE

tmi taxatie management
institute
Approved by Rijksoverheid



THE APARTMENT

The property has been made future-proof by going gas-free and installing a heat pump. These measures have earned it an A++ energy efficiency rating.

The apartment was completely renovated in 2026 with great attention to detail and the use of high-quality materials. The home features a bright living room with an open kitchen, two bedrooms, a luxurious bathroom, and a sunny south-facing balcony. The building has been fitted with new foundations and features an elevator that comfortably takes you to the residential floor.

The entire apartment features unique, wide solid wood flooring combined with comfortable underfloor heating. Warm colors, elegant moldings, custom built-in closets, and the use of Taj Mahal marble create a serene and timeless ambiance. In addition, the apartment is exceptionally well-insulated and equipped with built-in air conditioning, ensuring it remains pleasantly cool even on hot days.

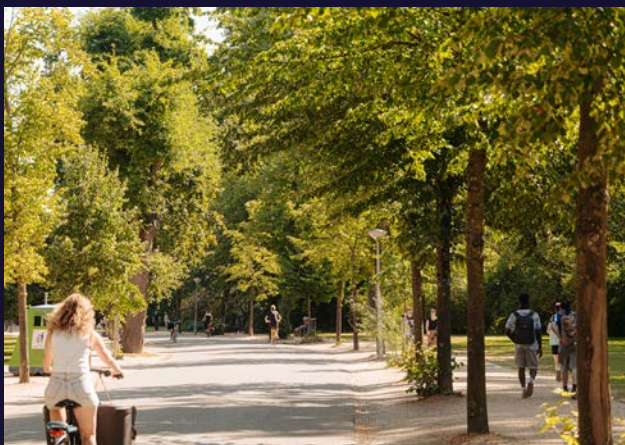


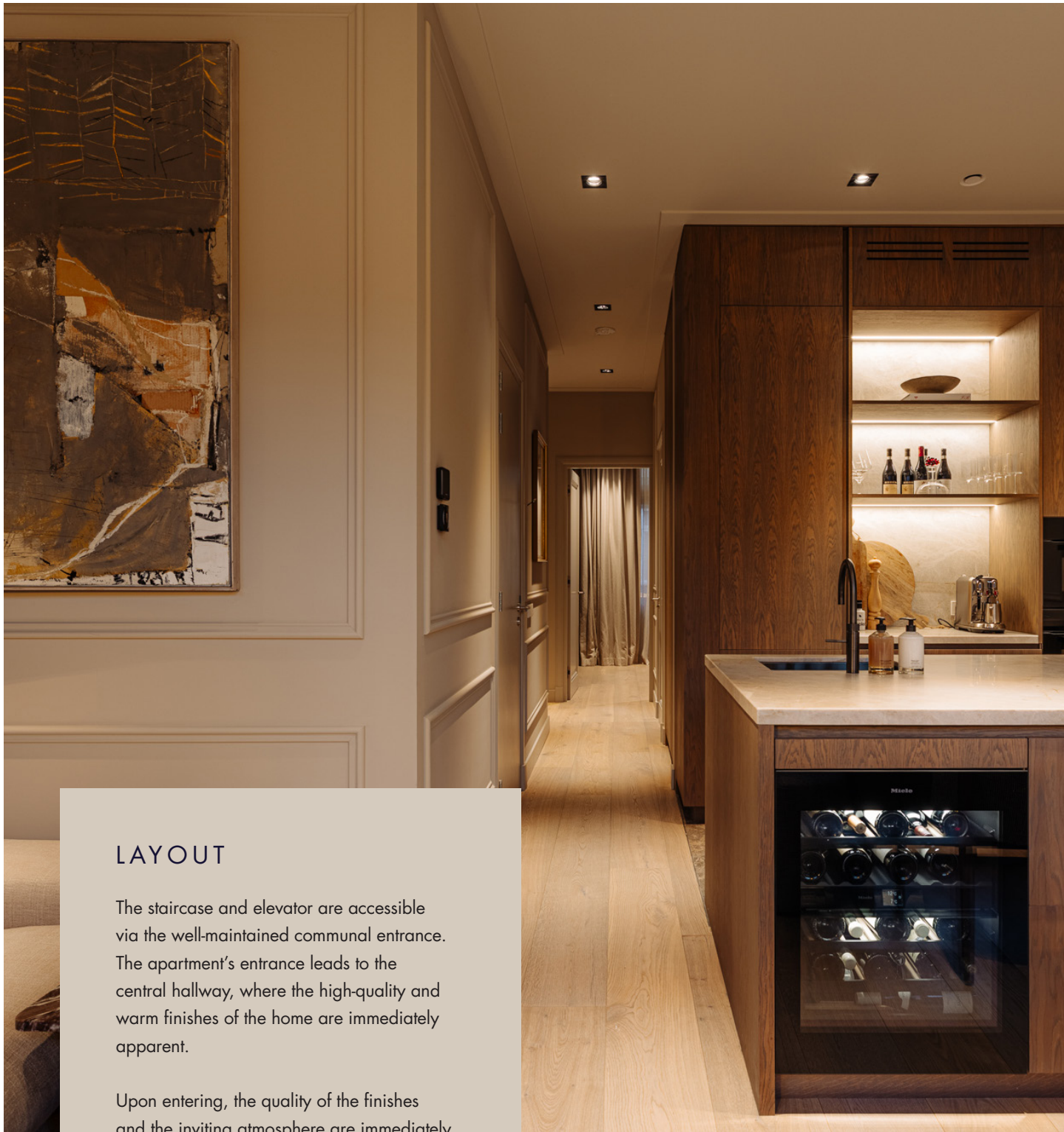
NEIGHBORHOOD

Valeriusstraat is a beloved and distinctive street in Amsterdam Oud-Zuid. The apartment is just around the corner from Cornelis Schuytstraat and a short distance from Vondelpark, where there are plenty of opportunities for walking, exercising, and relaxing.

In the immediate vicinity, you'll find various shops, specialty stores, delis, and cozy restaurants and cafés. For your daily groceries, you can visit places like Tom Ensink's produce stand and De Schuyt Butcher Shop, or enjoy a facial at Babassu.

The center of Amsterdam is just a short bike ride away. Public transportation connections and access to the A10 ring road are also excellent.





LAYOUT

The staircase and elevator are accessible via the well-maintained communal entrance. The apartment's entrance leads to the central hallway, where the high-quality and warm finishes of the home are immediately apparent.

Upon entering, the quality of the finishes and the inviting atmosphere are immediately apparent. The wide solid-wood floorboards run throughout the entire home and, together with the decorative moldings and the carefully selected colors and materials, create a stylish whole. The entire apartment is equipped with in-floor heating and integrated custom-built closets. For example, the hallway features a coat closet with lighting and a practical wall cabinet for keys and other essentials.



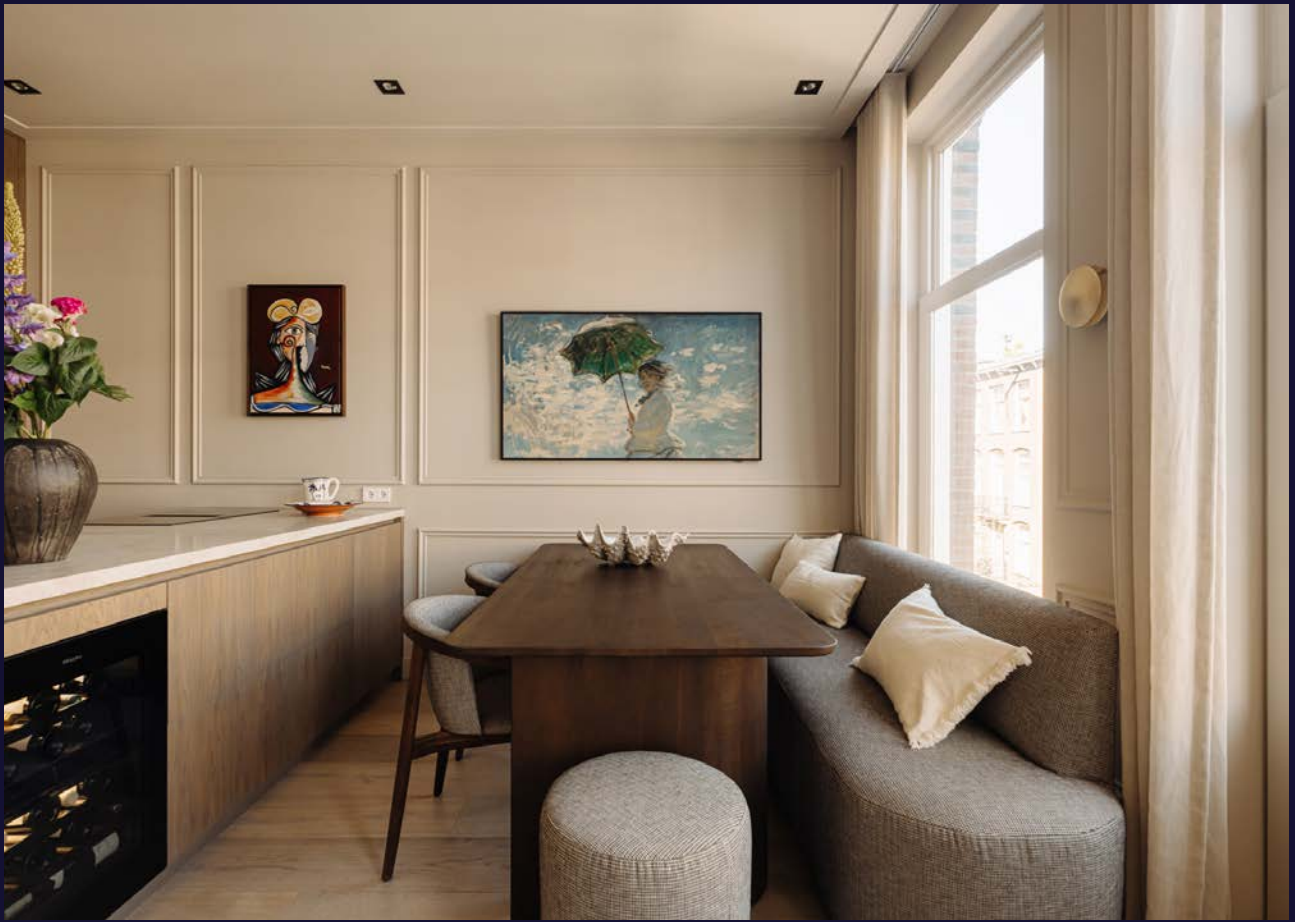
THE ENTIRE
APARTMENT
IS EQUIPPED
WITH IN-FLOOR
HEATING AND
INTEGRATED
CUSTOM-BUILT
CLOSETS.



The bright living room offers ample space for a comfortable seating area and a spacious dining table. The open kitchen flows naturally into this space and is finished in warm, understated tones. The beautiful countertop and backsplash made of Taj Mahal marble give the kitchen a luxurious and distinctive look.

The kitchen features plenty of practical storage space and Miele appliances. The kitchen island is equipped with a dishwasher, a sink area with a Quooker, a cooking area, and a wine cooler. Against the back wall are a spacious fridge-freezer, additional storage space, and an integrated coffee corner. The open cabinets above the coffee corner also provide space for personal accessories and decorations.







THE KITCHEN
FEATURES PLENTY
OF PRACTICAL
STORAGE SPACE
AND MIELE
APPLIANCES.

ABOVE THE COFFEE
CORNER, OPEN
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The spacious entryway provides access to the bathroom, the separate toilet, a utility closet with a heat pump, and the two bedrooms at the rear of the apartment.



Thanks to the custom-built built-in cabinets, the available space in the bedrooms is utilized optimally, while the tranquil character of the rooms is preserved. The master bedroom features French doors leading to the lovely south-facing balcony. The balcony has a sleek finish and is equipped with outdoor lighting.

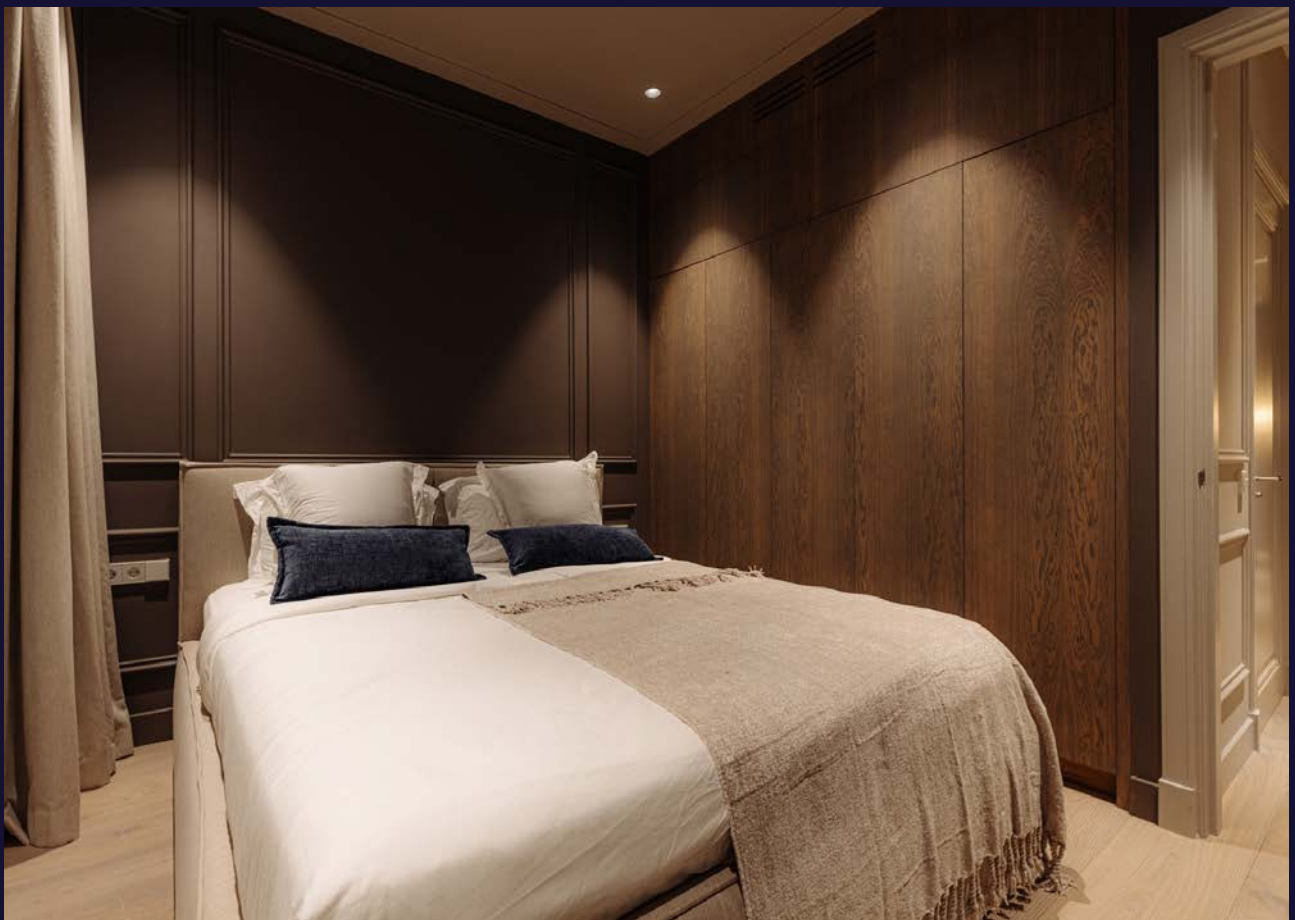
The second bedroom is also spacious and ideal for use as a children's room, guest room, or home office.

The luxurious bathroom is also finished with Taj Mahal marble and features a spacious walk-in shower with a rain showerhead, a stylish vanity, refined faucets, and a designer towel radiator. The combination of natural stone, warm tones, and high-quality finishes gives the bathroom the feel of a comfortable hotel. In addition, the bathroom features a practical built-in cabinet for the washer and dryer.

In short, an exceptionally stylish and fully renovated two-bedroom apartment with an elevator, radiant floor heating, air conditioning, and a sunny south-facing balcony, situated in an attractive location in Amsterdam Oud-Zuid.









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WARM TONES
AND A HIGH-
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FIRST FLOOR



OPPERVLAKTE, MAATVOERING EN INDELING DOOR DERDEN.

NEN2580 / NVM - BBMI	
GEBRUIKSOPPERVLAKTE WONEN	58,40 M²
OVERIGE INPANDIGE RUIMTE	N.V.T.
GEBOUWGEBONDEN BUITENRUIMTE	4,50 M²
EXTERNE BERGRUIMTE	N.V.T.

SPECIFICATIONS

OBJECT

Type:	In between floor
Type:	Apartment
Year of construction:	1906
Current use:	Living space
Current destination:	Living space

CHARACTERISTICS

Living area:	58 m ²
Number of rooms:	3
Number of bedrooms:	2
Volume:	208 m ³
Building- related outdoor space:	5 m ²

FEATURES

- + Completely and high-quality renovated in 2026, including window frames and an elevator
- + New foundation
- + Two bedrooms
- + Sunny south-facing balcony
- + Elevator available
- + Option to deliver the apartment fully furnished for an additional fee
- + Fully custom-built Miele kitchen with Taj Mahal marble
- + Wide solid wood floorboards
- + Underfloor heating and built-in air conditioning (Daikin) throughout the apartment
- + Luxury bathroom with rain showerhead and Taj Mahal marble
- + Custom built-in cabinets
- + Elegant moldings
- + The sale is currently still subject to the subdivision permit becoming irrevocable and subject to the seller's approval
- + The homeowners' association (VVE) is in the process of being established and will only be registered with the Chamber of Commerce upon subdivision; there is a long-term maintenance plan (MJOB)

CADASTRAL

Municipality:	Amsterdam
Section:	U
Index number:	A2
Plot Number:	4684
Share:	58/314

MUNICIPALITY

- + No details known to the environmental service
- + No registrations known
- + No negative information known about the foundation

DESTINATION

- + Destination of this object is living
- + There are similar homes in the area
- + Shops and public transport are within walking distance

OWNERSHIP SITUATION

- + Full ownership

