



## Violet Acar

*After completing her Master's degree in Private Law at VU (Vrije Universiteit) Amsterdam in 2012, Violet started her career in the real estate department of DVDW Advocaten.*

*Violet joined Straatman Koster advocaten in 2016, and was appointed as a Partner in 2021.*

### Practice areas

**Tenancy law**

### Expertise:

Violet specialises in tenancy law and the law of obligations, among other things in relation to sale and purchase transactions, with regard to real estate.

Violet's advises clients and litigates on their behalf on tenancy law-related matters, including redevelopments and renovations, lease terminations, defects, rent adjustment proceedings and protection against eviction. She also assists clients in drawing up and negotiating to conclusion temporary and longer term leases. She has an in-depth understanding of both commercial (290 and 230a) and residential tenancy law.

Violet's expertise in drawing up and negotiating sale and purchase agreements and development agreements, for office accommodation, logistics centres, factories and healthcare-related property and other real estate assets, is highly valued by investors, developers, municipalities, housing associations, retailers, advisers and other clients.

In 2018, Violet completed the specialist programme provided by the Association of Tenancy Law Attorneys (VHA) with honours. Violet regularly publishes articles in various journals, including 'Tijdschrift Huurrecht in Praktijk (HIP)' and 'Tijdschrift voor Huurrecht Bedrijfsruimte (TvHB)', and provides courses on a frequent basis. She became editor of the journal 'Tijdschrift Huurrecht in Praktijk' (HIP) in 2022.

Violet has listed the following legal practice areas in the register of legal practice areas of the Netherlands Bar (Nederlandse orde van advocaten, NOvA):

- Tenancy Law
- Law of obligations

This listing requires her to obtain ten training credits in each registered main legal practice area in accordance with the standards of the Netherlands Bar each calendar year.

#### **Some publications:**

- *'De doorstart na faillissement via een indeplaatsstelling,'* article published in the journal HIP 2020/113.
- *'Actualiteiten'* (latest news), published in the journal *'Tijdschrift voor Huurrecht Bedrijfsruimte'*, 2020, issue no. 2
- *'Het kraakverbod: een uitgehold verbod?'* article published in the journal *'Tijdschrift voor Huurrecht Bedrijfsruimte'*, 2019, issue no. 5 This article is included in the letter to the House of Representatives in response to a report of the Senate regarding the enforcement of the squatting ban. Central Government, 18 March 2021.
- *'Voor welke schade van de verhuurder is de aannemer bij fouten aansprakelijk?'*, article posted on the platform *'Omgevingsweb'*, 17 January 2019.

## **Contact**

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