

# HISTORIC MONUMENT ON THE BANKS OF THE RIVER MAAS



# WELCOME TO THE HULSTKAMP GEBOUW

Located on the banks of the Maas River, the Hulstkamp Gebouw is the proud eye-catcher of Rotterdam's Noordereiland. It's a quiet spot, not far from downtown. Designed in 1888, the building has served various functions and has become a historic national monument.

For years now, the Hulstkamp Gebouw has served as an attractive multifunctional event venue. It is not only a unique but also a beautiful place to gather for a corporate party, anniversary, presentation, or dinner!

A venue with a story. We would love to tell you more about who we are, our rooms, the possibilities, and the history of the Hulstkamp Gebouw.





THE EYE-CATCHER  
OF THE  
NOORDEREILAND



### 1892 – 1919: Margarine and cheese factory

After its construction, the Hulstkamp Building served as a margarine and cheese factory for the firm Laming & Zonen. Apart from the large-scale production and storage areas, the management also wanted to have an office and a residence within the building. Thus, there was a factory section for the production of cheese and margarine, with ample space for cheese aging in the warehouse. Additionally, the building was designated as the company's headquarters and also served as a residence for the owner, J. Laming.

### 1919 – 1979: Gin distillery

After the bankruptcy of the firm Laming & Zonen, the Hulstkamp Building became the property of the firm Hulstkamp & Zoon & Molijn. This company established a gin distillery within the building. Particularly, the warehouse portion was ideal for the firm because the old gins required lengthy aging. The building owes its name to the decades-long presence of the Hulstkamp firm. In common parlance, the building became known as the "Hulstkampgebouw." The company conducted its activities in the building complex until 1978, when the company was acquired by its Amsterdam-based competitor, Bols, in the same year.

1888-1892

1892-1919

1919-1979

### 1888 – 1892: Design and construction

On behalf of the firm Laming & Zonen, the Rotterdam architect Jacobus Pieter Stok designed the Hulstkamp Gebouw. He did so in the Dutch Neo-Renaissance style, following the fashion of his time. A typical stylistic feature is the combination of natural stone and red brickwork. The string courses, the horizontal white bands on the façade, are also characteristic of this style.

### 1940: Bombing Rotterdam

During the bombings of Rotterdam in May 1940, the Noordereiland was largely spared. The Germans had annexed the Noordereiland, after which they immediately occupied the Hulstkamp Building. Ultimately, only the two ends of the island were hit, resulting in the loss of about 600 houses. These were English bombings aimed at isolating the Germans by targeting the Maas bridges. The Hulstkamp Building remained entirely intact throughout the war.



### 1979: Renovations in the building

In 1979, the Hulstkamp Building was purchased by the Rotterdam developer Tom Westermeijer. He aimed to establish an office and conference center within the Hulstkamp Building. This led to a drastic transformation of the interior. The warehouse, the covered courtyard, and the two factory halls received a quasi-elegant styling. The original industrial character of these interiors was erased with an uncompromising whitewash. The covered courtyard became a 'winter garden,' the concrete floor slabs were replaced with natural stone and wainscoting, and the storage areas on the first, second, and third floors around the courtyard were transformed into office spaces. Due to the economic crisis and the high renovation costs, Mr. Westermeijer's real estate company faced financial difficulties, and all of his prestigious projects in Rotterdam were forcibly sold to the Westland Utrecht Mortgage Bank.



### 2000: National monument status

Due to its height, width, and depth, the Hulstkamp Gebouw stands as an unique exception in the otherwise uniform and relatively homogeneous frontage along the Maaskade. The building is primarily renowned for its monumental frontage facing the Maaskade. Consequently, it has become one of the most well-known and iconic buildings in Rotterdam from the pre-war period. Partly for this reason, in the year 2000, the Hulstkamp Gebouw was designated a national monument, granting it protected status.



1919-1979

1980 - 1995

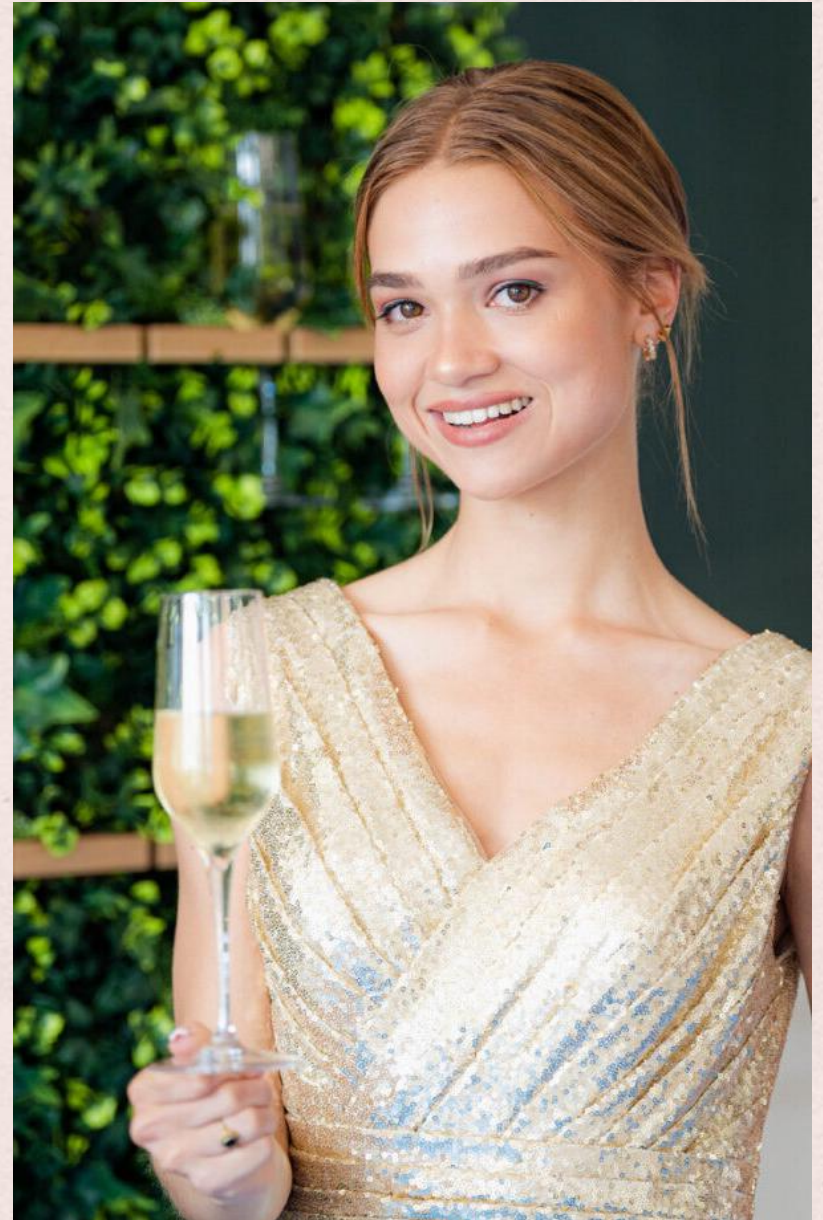
1995 - TODAY

### 1980 - 1995: Marines museum

After a period of vacancy, the Marines museum was established in the building for a period of 15 years. The museum showcased a collection related to the origins and history of the Marine Corps, the elite unit of the Royal Netherlands Navy. During this period, in 1984, the Hulstkamp Building was sold to the Thon Group, the real estate company of Norwegian billionaire Olav Thon.

### 1995 – today: Business complex combined with an event venue

After an extensive renovation of the office building and the demolition of the distillery, the monumental building became a business complex, functioning as a business center alongside a venue for parties and conferences, operated by Maison van den Boer. In 2021, this operation was taken over by Hutten Catering.



# EVENTS

The Hulstkamp Gebouw is ideal for large events. We can host a wide variety of events, ranging from private gatherings to, primarily, business functions. Our historic venue is suitable for a diverse range of groups but can accommodate up to 1,000 guests for large events. From an intimate dinner to a conference and everything in between.

As the full-service organizer, it is a joy for the Hulstkamp Gebouw to bring all the elements together beautifully at this special location. Every event is tailored with personal attention so that we can exceed the expectations of every guest.

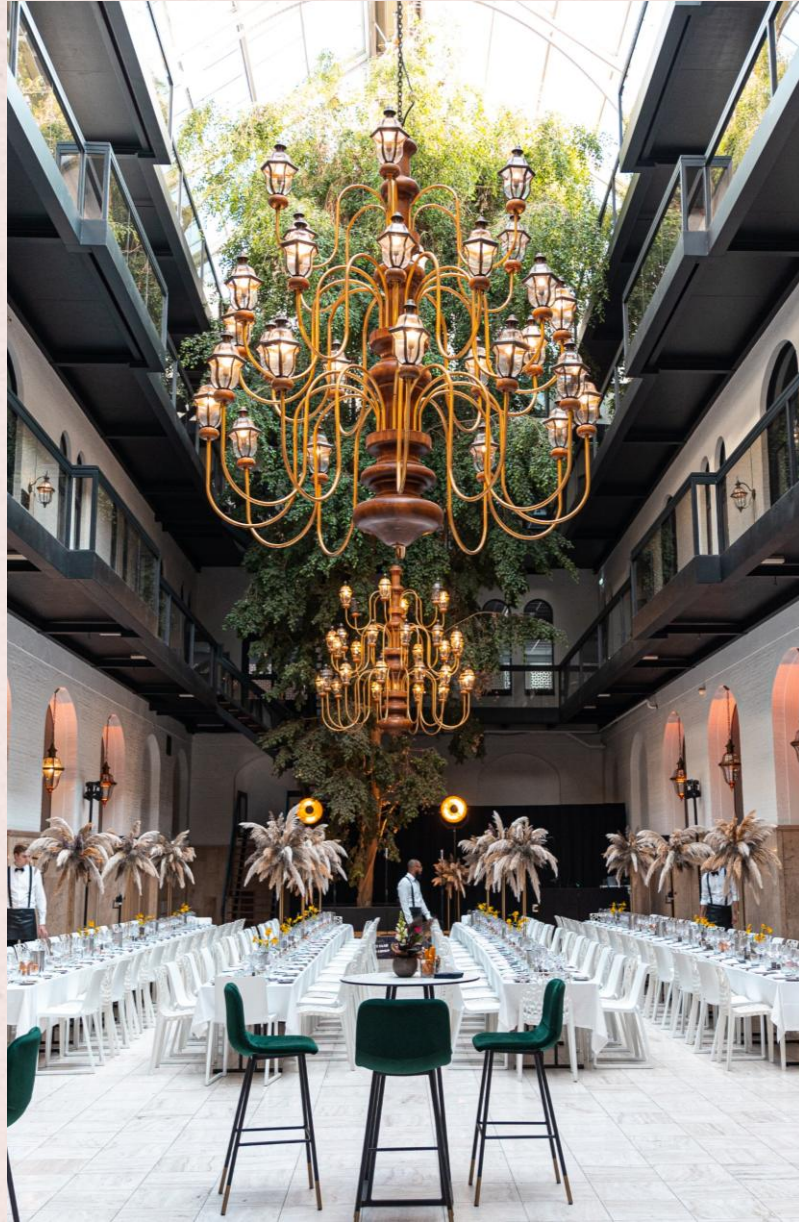
Inspiration for possible events:  
Business dinner | conference | party



# BUSINESS DINNER

Our unique event venue in the heart of Rotterdam combines history and style to create the perfect setting for memorable gatherings. The Hulstkamp Gebouw exudes classic elegance with its high roofs and rich history, providing an impressive backdrop for any event. Whether you choose a stylish cocktail reception, a sit-down dinner, or an informal street food concept full of flavorful surprises, every option can be fully tailored to your guests and the desired experience. But we offer more than just a beautiful venue. With creative styling and a custom culinary concept, we bring your brand and objectives to life. From decor to ambiance: everything is tailored to your wishes, ensuring your event is not only unforgettable but also unique and personal.



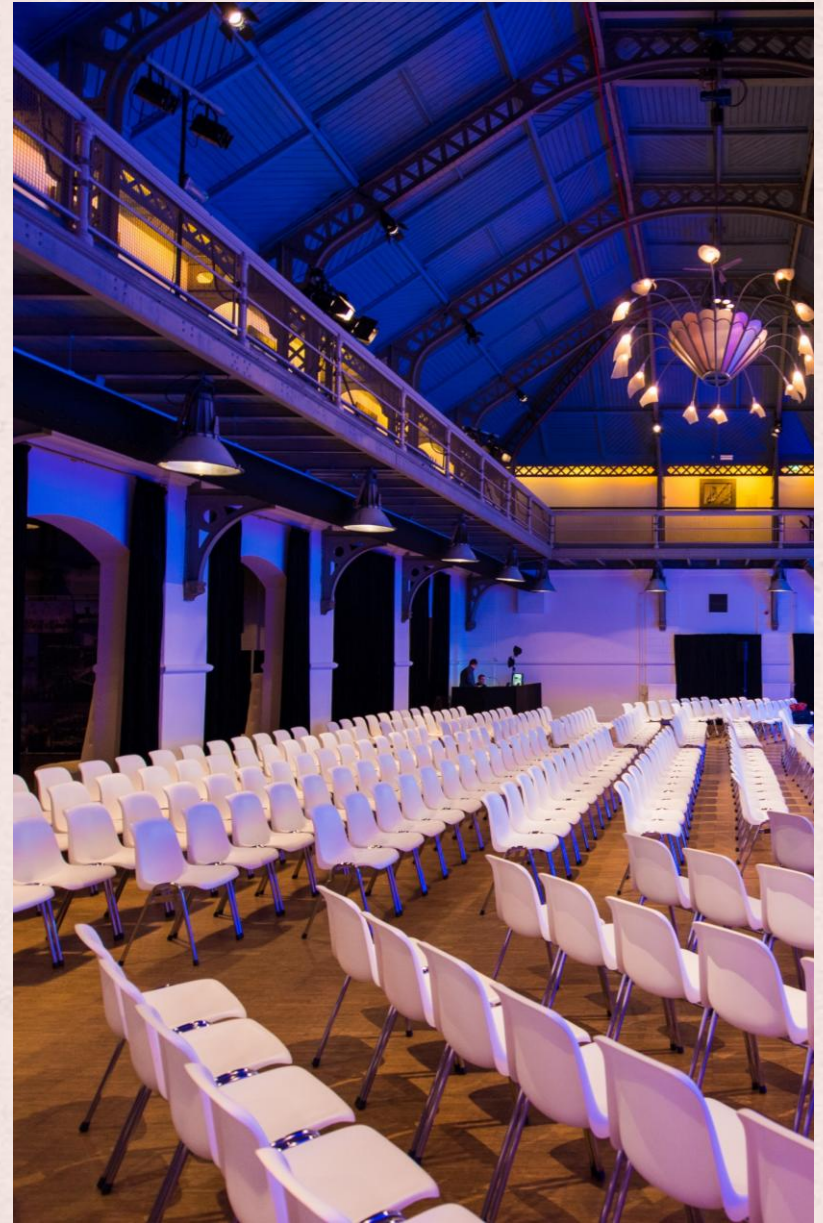


# CONFERENCES AND EXHIBITIONS

The Hulstkamp Gebouw is the ideal venue for your conference or event. Our large rooms can be seamlessly connected, making them perfect for presentations. Before, during, and after the main program, we offer a separate lounge where your guests can enjoy beverages and make valuable connections.

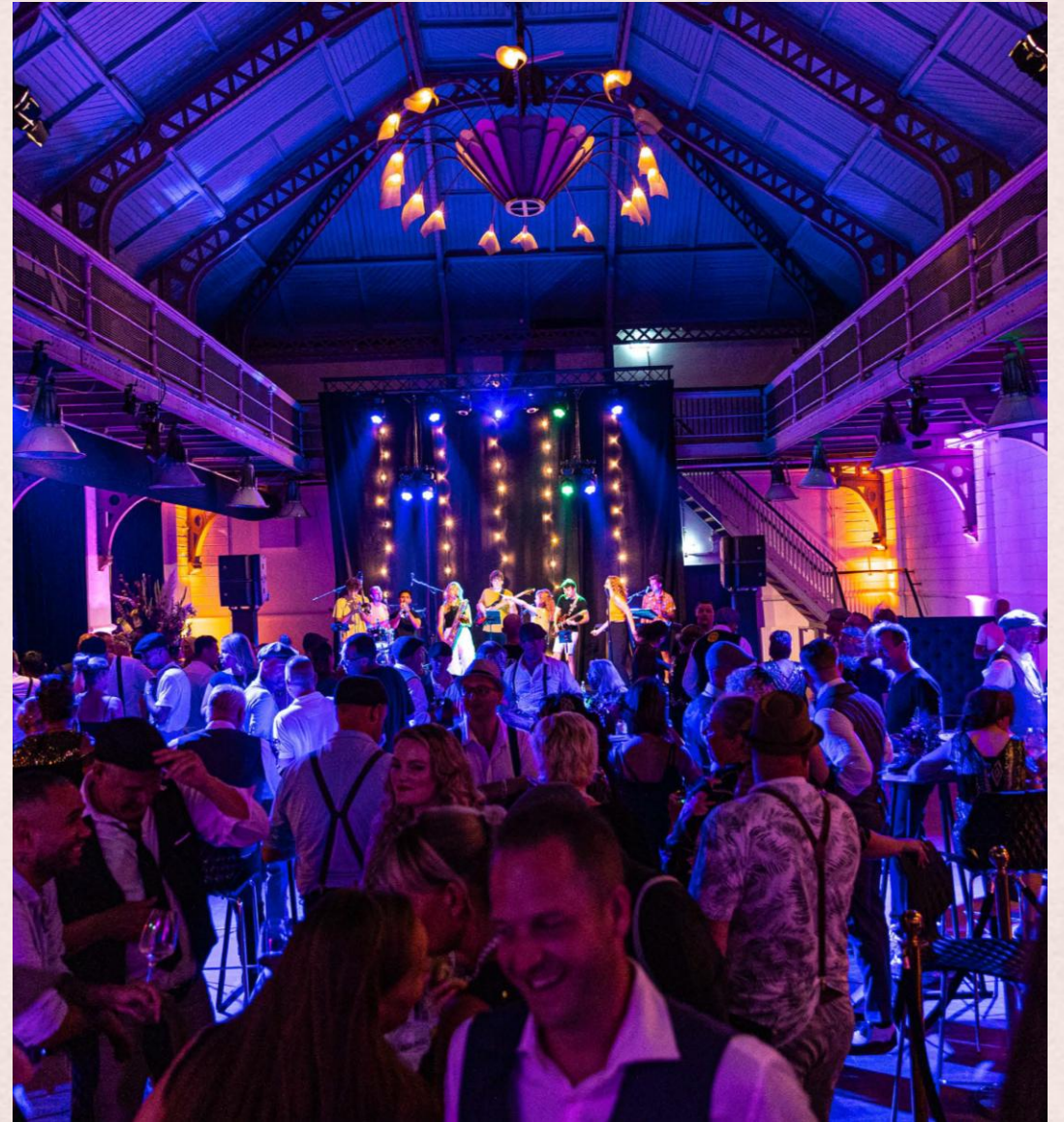
Our flexible spaces are also ideal for setting up multiple booths to showcase various products or services. And after an inspiring presentation, you and your group can take a refreshing walk along the Maas River and then return to the program feeling recharged and focused.

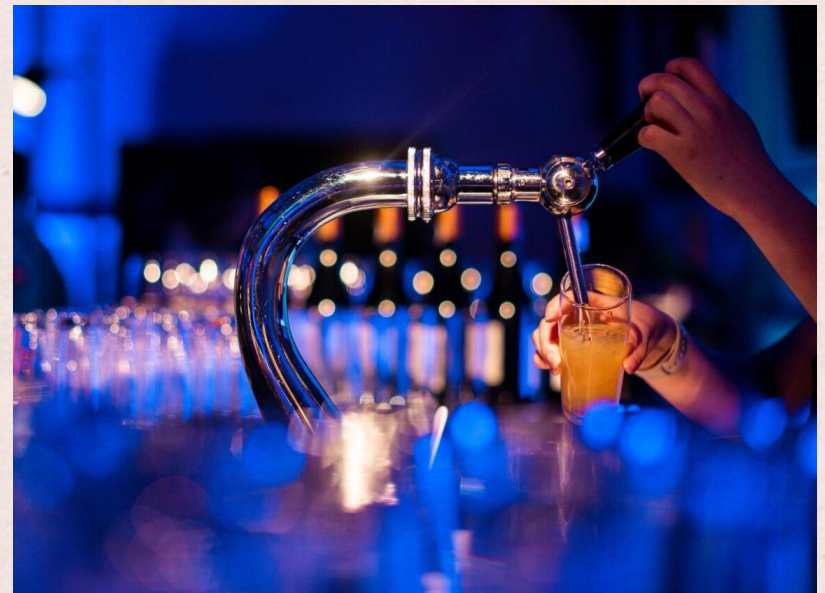




# PARTY

Does your company have something to celebrate soon? The Hulstkamp Gebouw is the perfect venue for a large corporate event. Start the evening with a chic cocktail reception in one room and continue the party in another room, transformed into a lively nightclub with a DJ and dance floor. We don't just create a beautiful space, but a complete experience that aligns with your company's style and goals. From "Roaring 20s" to "Summer Garden" and from "Christmas Gala" to "Modern White," we have experience with various themes and tailor every detail to your vision. Let's work together to create a custom event that your guests will talk about for years to come.

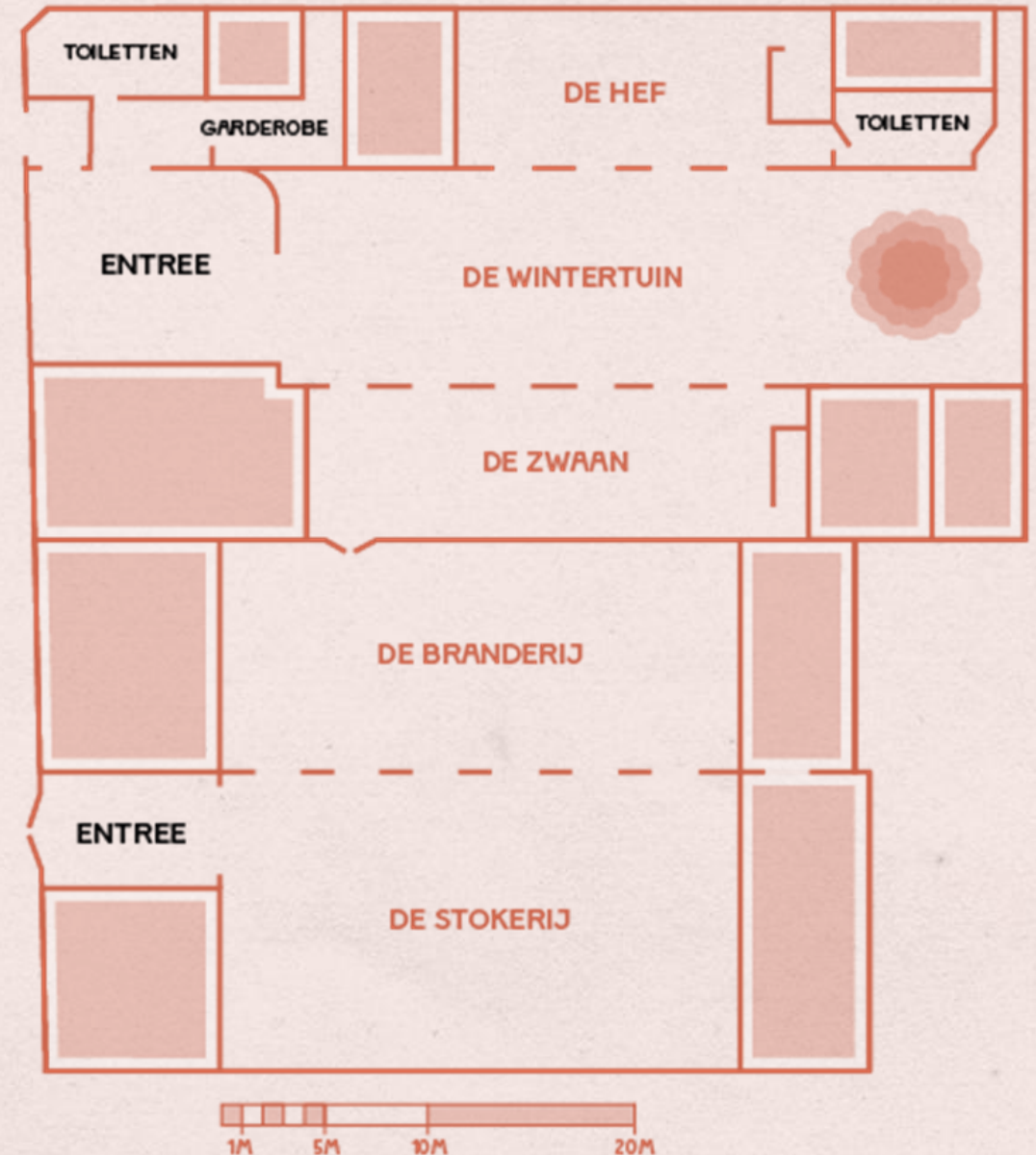




# ROOMS

The Hulstkamp Gebouw, a unique event venue. Whether you're planning a corporate party, conference, or dinner, this place has five unique rooms to choose from. From stylish and modern to industrial and historic, each space has its own character.

These versatile spaces can be rented separately or together, suitable for both intimate gatherings and large-scale events. Are you looking for a special venue where we can help you plan? Then we would like to invite you to the Hulstkamp Gebouw!



# ROOMS



ENTREE

Enter het Hulstkamp Gebouw and be greeted by the entrance with a stunning view over the Maas River.

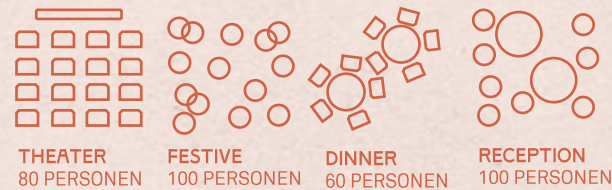
Discover the versatility that het Hulstkamp Gebouw has to offer!



DE HEF

On your left-hand side, you'll find de Hef, named after one of the iconic bridges in Rotterdam.

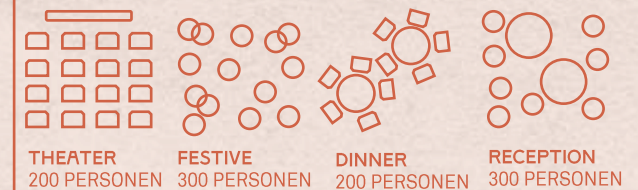
It's one of the more intimate spaces within het Hulstkamp Gebouw.



DE WINTERTUIN

The entrance seamlessly transitions into de Wintertuin, where the impressive ficus with lush leaves brings the surroundings to life.

Inside you will be surprised by classic and elegant elements.



# ROOMS



DE ZWAAN

Upon entering, you will see on your right de Zwaan, named after the famous Erasmus Bridge.

Through de Zwaan, you enter the industrial splendor of het Hulstkamp Gebouw.



THEATER 80 PERSONEN  
FESTIVE 100 PERSONEN  
DINNER 70 PERSONEN  
RECEPTION 100 PERSONEN



DE BRANDERIJ

In an industrial space, the old lamps from the Feyenoord stadium gaze down upon you.

This adorns de Branderij with Rotterdam authenticity.



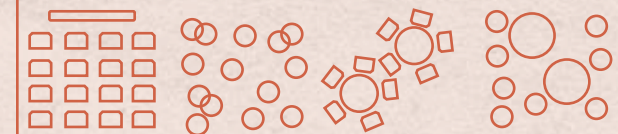
THEATER 180 PERSONEN  
FESTIVE 200 PERSONEN  
DINNER 150 PERSONEN  
RECEPTION 200 PERSONEN



DE STOKERIJ

Next to de Branderij, there's another industrial space where Rotterdam's authentic spirit is vivid.

Here, preserving its original state, the unique character of de Stokerij shines through.



THEATER 280 PERSONEN  
FESTIVE 300 PERSONEN  
DINNER 280 PERSONEN  
RECEPTION 300 PERSONEN



# DID YOU KNOW?



## HANDS FULL OF FLAVOUR

Our unique bakers have hearing impairments, but their hands speak volumes.

With patience and attention, they knead, roll, and bake delightful treats. Always with the finest ingredients.

We bake the world a better place.

Sparked your interest?

Try it for yourself!



## AGAINST WASTE

Annually, we waste at least 5 billion euros on food in the Netherlands, including fresh vegetables such as tips, ends, and rejected specimens.

De Verspillingsfabriek transforms these surplus items into flavorful soups and sauces, free from unnatural additives but rich in delicious herbs.

In our factory, talented individuals with a distance to the labour market work, because wasting talent is a shame.



## MORE PLANT-BASED, JUST AS TASTY

Less meat, more plants is healthier for people, animals, and the planet.

We encourage the transition to a diet primarily based on plant proteins.

Simple, impactful, and just as tasty!



# PACKAGES

3 hours  
**RECEPTION**  
based on 100 guests

Includes:

Dutch beverage selection  
Table delights  
3 appetizers  
Staff costs & transportation

€ 40,- | P.P.

Excluding:

Venue rental, technical equipment & VAT

4 hours  
**WALKING DINNER**  
based on 100 guests

Includes:

Dutch beverage selection  
Table delights  
2 appetizers  
4-course standing dinner  
Staff costs & transportation

€ 117,- | P.P.

Excluding:

Venue rental, technical equipment & VAT

4 hours  
**3-COURSE DINNER**  
based on 100 guests

Includes:

Wine and table water during dinner  
Selection of beverages during the reception  
Table delights  
2 appetizers  
3-course dinner  
Staff costs & transportation

€ 135,- | P.P.

Excluding:

Venue rental, technical equipment & VAT

[No rights can be derived from this cost estimate. This estimate is intended solely to provide an indication of the venue costs. Only after a site visit can we prepare a tailored quotation.](#)



# THE FACES

## BEHIND THE HULSTKAMP GEBOUW



**PAULA VAN DEN EIJDEN**

Sales manager

Hi, my name is Paula. I was born and raised in Rotterdam and have a deep love for this city and, as it happens, for everything related to events. To me, the Hulstkamp Gebouw feels like a place where history, hospitality, and making an impact come together, and I love being a part of it. For me, everything comes together at the Hulstkamp Gebouw: its historic character, the personal touch, and the opportunity to deliver customized solutions that are perfect down to the smallest details.



**JULIA BROUWER**

Sales- and eventcoördinator

Hi, my name is Julia, and I am the Sales and Event Coordinator at the Hulstkamp Gebouw. Working in a beautiful historic building on Noordereiland is truly a privilege! At the Hulstkamp Gebouw, everything comes together: the history, the ambiance, and the hospitality that give every guest that extra special experience. The best part is that, together with the client, you deliver a complete concept tailored to their wishes, with a focus on every detail, hospitality, the experience, and above all, a lot of fun.



**SAM VERNOUT**

Venue- and eventmanager

Hi, my name is Sam, venue and event manager at the Hulstkamp Gebouw. My heart races when I create a complete experience, packaged in an event planned down to the last detail. For me, the Hulstkamp Gebouw is where it all comes together: co-creating events with our clients, with an eye for detail and hospitality. Being able to do all of this in the centerpiece of Noordereiland is the cherry on top for me.



# GOOD TO KNOW!

## TERMS

All our offers, acceptances, deliveries, and agreements are subject to the general terms and conditions of Hutten Food & Design. You can find them at: <https://www.huttenfoodanddesign.nl/general-terms-and-conditions/>

In case of changes to the program and/or quantities, the costs will be adjusted. The prices in this offer are based on our 2024 tariffs.

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Note: The photos in this proposal are for inspiration purposes only and do not exactly represent the delivered product.

## ACCESSIBILITY

Het Hulstkamp Gebouw is located on Noordereiland, literally between Rotterdam North and South, in the middle of the Nieuwe Maas.

You can visit us by public transport, water taxi, or car.

PT | Bus line 32 allows you to disembark at the Willemsbrug or Koninginnebrug stops, both within walking distance.

CAR | You can park along the Maaskade. The rate is €3.20 per hour from Monday to Saturday from 09:00 to 23:00 and on Sundays from 12:00 to 23:00.

If you're looking for a stylish entrance, we recommend arriving by water taxi.

## SUPPLIERS

At het Hulstkamp Gebouw, we prefer collaborating with our trusted suppliers to ensure that the event is taken care of the finest detail.

## CONTRACTOR

Hutten Catering B.V. is the contractor for all events in the Hulstkamp building. Together, we ensure a tasty and surprising culinary experience that perfectly matches your wishes.

## LASTLY

As we are situated in a residential area, we are subject to certain rules, such as being limited to a maximum of 85 decibels and a closing time of 23:00.

Through consultation, we can explore the possibility of increasing the decibel limit and extending the closing time.

Additionally, the loading and unloading of freight at our location are only permitted between 07:00 and 19:00.

