

UniLodge



UNILODGE EDGE APARTMENTS FACTSHEET

PROPERTY DETAILS

Property Name Student Living – Edge Apartments

Property Address Various locations in Adelaide CBD: 131 Gray Street, Adelaide SA 5000; 107 Grote Street, Adelaide SA 5000; 27 Cypress Street, Adelaide SA 5000; East End 15-19 Synagogue Place, Adelaide SA 5000; 20 Queens Court, Adelaide SA 5000

Property Email Address studentliving@unilodge.com.au

Property Phone Number +61 8 8385 9007

APARTMENT / ROOM TYPES

Apartment – 2 Bedroom Yes Our East End property features spacious, fully furnished 2 bedroom apartments. Our two bedroom apartments are perfect for students who prefer to share with a friend or partner – or someone just looking for a little more space.

Townhouse – Multi-share (3 bedrooms) Yes The multi-share townhouses are great for students who are looking to share with a group of friends or looking for extra space! Townhouses are 3 levels and some feature great views of Adelaide city.

LEASE DETAILS

Bond Yes A Bond is payable to the Residential Tenancies Fund. In Adelaide the authority is the Office of Consumer and Business Affairs (OCBA). The Bond amount varies, depending on the weekly rent: \$249 or less/week = 4 weeks rent; or \$250+/week = 6 weeks rent. A Bond is money that the resident pays at the beginning of a tenancy which UniLodge can claim on behalf of the owner if the resident owes money for rent, damages, or other costs at the end of the tenancy. The Bond is not the same as paying rent in advance. The Bond will be refunded to the resident once the apartment is vacated and is in good condition following the completion of the Exit Condition Report.

Contracts (length) 12 month & 6 month leases are available. Student Living have variable lease start dates depending on availability. Strict lease end dates of February 3rd or July 1st of each year.

APARTMENT INCLUSIONS & FEATURES

Air-conditioning	Yes	Each property features an air-conditioner – perfect for those warm summer Australian nights!
Bathroom	Yes	Large bathrooms in each property (some of the three level apartments have 2 bathrooms).
Bedrooms Secure	Yes	With your security and safety in mind, each bedroom has its own lock for privacy.
Cleaning Apartments	No	The cleaning of the apartments is the responsibility of the residents.
Dining Table & Chairs	Yes	A dining table and chairs are included in each of our apartments, so you can sit down and enjoy a home cooked meal in the comfort of your own home.
Electricity	Yes – East End No – All other locations	East End – electricity usage and connection is included in the weekly rental payments only. All other Edge Apartment locations – your electricity usage and connection is an additional charge to your rent, and is payable every 3 months to the electricity company directly. We can assist you with connection via On The Move. If you are in a share apartment, the bills are split up between all residents.
Heating	Yes	Each apartment features a heater for those days when it gets a little too cool for comfort in your home.
Internet	No	There are phone lines in each property where you can connect your own internet. There is no specific company you must connect with, so you are able to choose the best option for you!
Kitchen	Yes	The kitchen in your apartment has all of your basic essentials, including: fridge/freezer, cooktop, ducted range hood and microwave oven.
Kitchen Kits	No	Available for purchase through Your Shop – have them ready in your unit when you arrive! It’s easy, convenient and value for money – awesome! Other kitchen and household items are also available for purchase from Your Shop. Here’s what our UniLodgers had to say – <i>“The order was great and I am so thankful to you and everyone else</i>

for ensuring it would arrive by the day I arrived. I am pleased with everything in the order and again especially with how fast it came.” To read more on what other UniLodgers think of Your Shop, head to the [Your Shop FAQ](#).

Laundry	Yes	3 bedroom townhouses feature their own washing machine and clothes dryer – so convenient! 2 bedroom apartments feature a common laundry on level 2 available for all residents to use 24/7.
Linen Kits	No	Available for purchase through Your Shop – have your linen kit and other items purchased from Your Shop ready in your unit when you arrive! It’s easy, convenient and value for money – awesome! Other household items are also available for purchase from Your Shop. Here’s what one of our UniLodgers had to say – <i>“I am satisfied with my product. It was very good value for money, and having everything already in my apartment when I moved in was a great relief.”</i> To read more on what other UniLodgers think of Your Shop, head to the Your Shop FAQ .
Phone	No	A phone line is provided in your apartment but no phone connection, you are able to set this up with any provider so you will be able to choose the best option for you!
Study Desk, Study Chair & Desk Lamp for each person	Yes	All of these key essentials are included in your apartment for your academic needs.
Televisions	Yes	Each property features a flat screen television
Water	No	Water is not included in your rent. This is charged on a quarterly basis and you will be invoiced for your usage only. (townhouses only)
Other Inclusions	Yes	Double or single bed, built-in wardrobe, full length mirror, blinds to every bedroom window. Each apartment also features 2x 2 seater lounges and a coffee table. Some apartments feature outside dining tables & chairs so you can enjoy a lovely meal on your balcony looking over Adelaide.

PROPERTY FEATURES & FACILITIES

Barbeque	No	Rymill Park is only a short 5 minute walk, featuring BBQs, large park areas, ponds and kiosk. The famous Adelaide Botanic Gardens is only a short 10 minute walk away, featuring a large variety of general public use barbeque facilities, spectacular parklands and beautiful gardens.
Broadband – Wi-Fi	No	Unfortunately Wi-Fi is not available throughout the common areas at the property.
Bike Space	Yes	Unfortunately there are no bike racks available at the property. However, you are able to store your bikes in your secure garage.
Building Security	Yes	Resident safety is number one priority for UniLodge management. The property features secure access to the building – no one can enter the building without swipe card access or in the company of a resident or staff.
Car Park	Yes	All apartments (except East End) have a single car garage. Residents will be issued with a remote.
Cinema	Yes	Check out all of the latest movies at Palace Nova Cinema – maximum 20 minute walk from all properties.
Gym, Pool, Sauna	No	Anytime Fitness have locations all over the CBD. Approximately 15 minute walk from all locations. Ask our friendly staff for the closest fitness club to you!!
Mail Boxes	Yes	Each property features its own mail box which is located at the front entrance of the property. You will be provided a key when you check in to access your mail 24/7.
On-site Staff	No	There are no on-site staff at Edge Apartments, however our friendly Student Living staff are based at the Student Living office located at UniLodge @ Metro Adelaide and available during business hours. An after-hours emergency contact number will also be provided to residents upon check-in.
Public Transport		All of the Edge Apartments are located in great locations with close access to public transport. Quick 1-5 minute walk to a variety of transport outlets from any building.

Shops, Restaurants
& Cafes

All of the Edge Apartments are situated within walking distance to Rundle Mall, Rundle Street, China Town, The Central Markets, 24/7 convenient stores and large supermarkets. Please ask our staff to show you on the map where the closest outlets are to your new home!

Universities –
Distance

All of the Edge Apartments are strategically placed across the Adelaide CBD. They are all within walking distance of the City East Campus of UniSA, The Adelaide University, The City West Campus of UniSA and both Carnegie Mellon campuses and Adelaide TAFE are also within close proximity.