

**UniLodge**



**UNILODGE ON FLINDERS FACTSHEET**

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## PROPERTY DETAILS

Property Name	UniLodge on Flinders
Property Address	238 Flinders Street, Melbourne VIC 3000
Property Email Address	onflinders@unilodge.com.au
Property Phone Number	+ 61 3 9224 1500

## APARTMENT / ROOM TYPES

Apartment – Studio	Yes	Our studio apartments are perfect for students who prefer living in their own space, but have the comfort of knowing there are many great communal areas within the property to study or socialize with other residents or friends.
Apartment – 1 Bedroom	Yes	Our one bedroom apartments are perfect for students who prefer living in their own space, but have the comfort of knowing there are many great communal areas within the property to study or socialize with other residents or friends.
Apartment – 2 Bedroom	Yes	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.

## LEASE DETAILS

Bond	Yes	A Bond is payable, equivalent to 1 month's rent, and is payable to the State Government Authority. In Melbourne the authority is the Residential Tenancies Bond Authority. 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 physical 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; apartment key is returned and is in good condition following the completion of the Exit Condition Report.
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Contracts (length) 12 month & 6 month leases are available. Short term leases may also be available.

**APARTMENT INCLUSIONS & FEATURES**

Air-conditioning No Unfortunately our apartments do not have air-conditioning

Bathroom Yes Private ensuite/bathroom to every bedroom.

Bedrooms Secure – Electronic Yes With your security and safety in mind, access to your floor and apartment is via swipe card.

Cleaning Apartments Yes Don't like cleaning? That's ok! For an additional fee we can assist in organising a regular clean of your apartment so you have more time to hit the books, mingle with your friends in the great common areas, or explore Melbourne!

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 apartment.

Electricity Yes Your electricity usage and connection is an additional charge to your rent, and is payable at the end of each month. We can assist you with connection via Origin Energy.

Gas Yes Your gas connection and usage is included in rent – no need to pay bills at the end of each month!

Heating Yes Each apartment features a heater for those days when it gets a little too cool for comfort in your apartment.

Internet Yes Internet is inclusive, unlimited access for up to 5 devices per person.

Kitchen Yes The kitchen in your apartment has all of your basic essentials, including: fridge/freezer, gas 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 – *"The order was great and I am so thankful to you and everyone else 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.*

Linen Kits	No	Available for purchase through Your Shop – have your linen kits 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.
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Phone	Yes	A phone is provided in your apartment for your personal use – charges apply and will be added to your account on a monthly basis. Intercom provided – room-to-room, room-to-front door for security and room-to-reception.
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Study Desk, Pedestal Chair, Pin Board & Desk Lamp for each person	Yes	All of these key essentials are included in your apartment for your academic needs.
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Televisions	Yes	Each apartment features a 32” HD LED TV.
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Water	Yes	Your water connection and usage is included in rent – no need to pay bills at the end of each month!
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Other Inclusions	Yes	Double or single bed; built-in wardrobe & full length mirror; blinds to every bedroom window.
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**PROPERTY FEATURES & FACILITIES**

Barbeque	No	Unfortunately there are no BBQ facilities available at the property. Nearest BBQ facilities are located in Birrarung Marr Gardens which are located along the Yarra River.
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Broadband – Wi-Fi Broadband	Yes	Wi-Fi is available at the property.
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Bike Space	Yes	Bike racks are available to all residents and are located in the basement.
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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. Security guard is at the property daily from 4am till 8.30am
Car Park	No	Unfortunately there is no car park available at the property.
Cinema	No	Check out all of the latest movies at Hoyts Cinemas – only 1.3km away which is a leisurely 10 minute walk up Swanston Street or Crown Cinemas at Southbank – 1km away which is 12 minute walk.
Cleaning Common Areas (not inside apartments)	Yes	Providing our residents with a clean and welcoming environment is essential, and we do this by ensuring that the cleaning of our common areas is of a high standard.
Common Areas	Yes	UniLodge on Flinders features some great common areas with a resident lounge with TV with Foxtel, study area, dining tables and chairs, kitchen sink and couches.
Community Spirit Program	Yes	Community Spirit Program membership is included in the rent! The program offers a great range of activities & events – ranging from day trips (Luna Park and Philip Island), BBQs, dinners, helping charities, game competitions and much more! See the Community Spirit Program page for upcoming events and to secure a spot.
Gym, Pool, Sauna	No	Fitness First Gym on Flinders Street – 2 minute walk, 150m offers discount membership to UniLodge on Flinders residents.
Laundry Room	Yes	The laundry room includes both washing machines and dryers. Access to the laundry is available 24/7, so you can do your washing at any time of the day. The laundry room also includes ironing facilities.
Mail Boxes	Yes	Your own personal mail box is located in the lobby of the property. You will be provided a key when you check in to access your mail 24/7.
On-site Staff	Yes	Our on-site friendly customer service focused staff will be available offering general assistance, counselling, and pastoral care services – you will always have someone there for you.
Photocopying & Printing	No	If you need to make a photocopy or print off an assignment, one of our friendly customer service staff at reception can assist – charges apply.

Public Transport

The property is in a great location with close access to public transport. Opposite the property: tram stop, bus stop and the famous Flinders Street Station.

Shops, Restaurants & Cafes

3 minute walk to Collins Street, shopping precinct which offers a distinctive collection of retailers which include fashion outlets and micro boutiques There is an array of cafes and restaurants to suit everyone's taste buds within a minute walk outside your doorstep. Woolworths for all groceries is a 2 minute walk located on Flinders Street.

Universities – Distance

Conveniently accessible to all of the major Universities and education institutions. A short 500m walk to Victoria University on Flinders Street, 10 minute tram ride to RMIT University and 20 minute tram ride to Melbourne University.