

**UniLodge**



**UNILODGE SCHOOL STREET STUDIOS FACTSHEET**

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## PROPERTY DETAILS

Property Name UniLodge School Street Studios

Property Address 33 School Street, Kelvin Grove QLD 4059

Property Email Address [schoolstreet@unilodge.com.au](mailto:schoolstreet@unilodge.com.au)

Property Phone Number +61 7 3505 5709

## APARTMENT / ROOM TYPES

Our Studio Balcony apartments boast a contemporary design which are valued packed with the following inclusions:

Studio Balcony Apartment

- Air Conditioning
- Double Bed with a padded backrest
- Large study desk, chair and shelves
- Wall mounted 40" Smart TV
- High speed Internet 20GB per month included within your weekly rent
- Kitchenette – including cook top, fridge/freezer, kettle and toaster
- Combination microwave/grill
- Private En-suite Bathroom
- 23 sq meters (inc balcony)

Membership to our exciting Community Spirit Program is included in the rent, offering a great range of student activities, events, career and life skill workshops.

Our Studio Accessible apartments have been designed with the help of Multi-Cap to ensure they are of the highest standards and are valued packed with the following inclusions:

Studio Accessible Apartment

- Air Conditioning
- Bedding able to be catered to specific needs (please contact us to discuss)
- Study desk to suit specific needs (please contact us to discuss)
- Wall mounted 40" Smart TV

- High speed Internet 20GB per month included within your weekly rent
- Kitchenette – including cook top, fridge/freezer, kettle and toaster
- Combination microwave/grill
- Private En-suite Bathroom with wheel in shower
- 23 sq meters (inc balcony)

Membership to our exciting Community Spirit Program is included in the rent, offering a great range of student activities, events, career and life skill workshops.

Our Studio View apartments boast a contemporary design which are valued packed with the following inclusions:

#### Studio View Apartment

- Private Balcony with a view overlooking Kelvin Grove or Grey Gums Park
- Air Conditioning
- Double Bed with a padded backrest
- Large study desk, chair and shelves
- Wall mounted 40" Smart TV
- High speed Internet 20GB per month included within the weekly rent
- Kitchenette – including cook top, fridge/freezer, kettle and toaster
- Combination microwave/grill
- Private En-suite Bathroom
- 23 sq meters (inc balcony)

Membership to our exciting Community Spirit Program is included in the rent, offering a great range of student activities, events, career and life skill workshops.

Our Studio Courtyard apartments boast a contemporary design which are valued packed with the following inclusions:

#### Studio Courtyard Apartment

- Air Conditioning
- Private courtyard with table and chairs
- Double Bed with a padded backrest
- Large study desk, chair and shelves
- Wall mounted 40" Smart TV
- High speed Internet 20GB per month included within the weekly rent
- Kitchenette – including cook top, fridge/freezer, kettle and toaster
- Combination microwave/grill
- En-suite Bathroom
- 29 sq meters (inc 10m courtyard)

Membership to our exciting Community Spirit Program is included in the rent, offering a great range of student activities, events, career and life skill workshops.

Our Loft Studio apartments boast a contemporary split level design which are valued packed with the following inclusions:

Loft Studio Apartment

- Air Conditioning
- Mezzanine level
- Double Bed
- Built in shelves and under bed storage drawers
- Entry level
- Large study desk, chair and shelves
- Lounge sofa
- Wall mounted 40" Smart TV
- High speed Internet 20GB per month included within the weekly rent
- Kitchen – including oven, cook top, fridge/freezer, microwave, kettle and toaster
- En-suite Bathroom
- 33 sq meters

Membership to our exciting Community Spirit Program is included in the rent, offering a great range of student activities, events, career and life skill workshops.

#### LEASE DETAILS

Security Deposit

Yes

A Bond is payable, equivalent to 4 week's rent, and is payable to the State Government Authority. In Brisbane the authority is the **Residential Tenancies 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 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 leases, 6 month leases

## APARTMENT INCLUSIONS & FEATURES

Air-conditioning	Yes	Each studio features a wall-mounted air-conditioner – perfect for those warm summer Australian nights!
Bathroom	Yes	Private ensuite bathroom to each studio.
Bedrooms Secure – Electronic	Yes	With your security and safety in mind, access to your studio and the building is via swipe card.
Cleaning Apartments	No	Don't like cleaning? That's ok! We can recommend a regular cleaner for so you have more time to hit the books, mingle with your friends in the great common areas, or explore Brisbane! The cost of this would be paid directly by you to the cleaner.
Dining Table & Chairs		
Electricity	Yes	Your electricity connection and usage is included in rent (capped at \$150 per quarter) – no need to pay bills at the end of each month unless you go over your limit!
Heating	Yes	The wall mounted air-conditioning in each apartment is reverse cycle and can act as a heater for those days when it gets a little too cool for comfort in your apartment.
Internet	Yes	Internet with 20GB data per month is included in your weekly rent. If 20GB isn't enough to download all of your favourite music and movies and of course researching for your University assignments, you are able to purchase additional data.
Kitchen	Yes	The kitchen in your studio has all of your basic essentials, including: fridge/freezer, cooktop, ducted range hood and microwave oven.
Linen & Kitchen Kits	No	Available for purchase through <a href="#">Your Shop</a> – 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. Here's what one of our UniLodgers had to say – "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." To find out more about Your Shop, head to the <a href="#">Your Shop FAQ</a> .
Phone	No	No phone connection is provided in the studio's however an intercom to the main gate and reception is supplied.
Study Desk, Chair, Pin Board and Lamp	Yes	All of these key essentials are included in your bedroom for your academic needs.
Televisions	Yes	Each studio is equipped with a flat screen TV
Water	Yes	Your electricity connection and usage is included in rent (capped at \$150 per quarter) – no need to pay bills at the end of each month unless you exceed your limits!

## PROPERTY FEATURE & FACILITIES

Barbeque	Yes	BBQ area is available
Broadband – Wi-Fi Broadband Connection	Yes	Wifi is available throughout the building.
Bike Space	Yes	Wall mounted bike racks are available in the carpark on a first come basis.
Building Security	Yes	Secure gate to the property with swipe card access. Random security patrols after hours
Car Park	Yes	Car park spaces are available to rent in addition to your accommodation.
Cinema	No	
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 and done on a regular basis throughout the week.
Common Areas	Yes	On level one there is a guest lounge area to sit and relax, play board games or read a book. In addition there is a study hub with sufficient power points to plug in and work on your assignments.
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 (Learn to surf, Movie World, Australia Zoo and more), BBQs, dinners, helping charities, game competitions, career and life skill workshops and much more!
Gym	No	
Laundry Room	Yes	Washing machines and clothes dryers and an outdoor drying area are located on level one with electronic payment options.
Mail Boxes	Yes	Each studio has its own dedicated mail box located outside the lifts on ground floor.
On-site Staff		
Public Transport		
Shops, Restaurants & Cafes		Kelvin Grove Urban Village with a wide range of cafés, restaurants, supermarkets and other shops is a 3 minute walk from the front door.
Universities – Distance		QUT Kelvin Grove – 3 minute walk UQ Herston – 15 minute walk