

Your guide to finding private accommodation

Joining us through Clearing or Adjustment? What happens if all BU-managed accommodation has been allocated? The important thing is to not panic! Here's a helpful guide to finding accommodation privately.

Let others know you are looking for housemates

Join www.facebook.com/BUfindahousemate/ and make contact with others looking for private accommodation.

Look for vacancies and potential houses and flats

The best place to start is our **Homefinders Day** on **Saturday 5 September**. You will have the opportunity to meet other students who are also looking to rent a shared property, including those you may have met via the BU Find a Housemate Facebook group.

A number of local estate agents and private student accommodation providers will be present on the day and will offer the opportunity to view their properties.

Details about our Homefinders Day are available on:

www.bournemouth.ac.uk/homefinders

If you cannot attend our Homefinders Day, you might be looking at vacancies online and arranging your own viewings with Letting Agents. Gumtree and StudentPad are also useful sites for privately rented rooms/flats with a family, for example.

Our Accommodation Team are there to support you and can provide approved lists of landlords and student-friendly lettings agents. Email them – accommodation@bournemouth.ac.uk

Many students choose to live in areas which are popular for our second and final year students, and often where many other first year students live in shared rented houses (Unilet). Properties will tend to be in Winton, Charminster, Ensbury Park, Springbourne, Boscombe, Wallisdown – all are well served by regular bus services to and from campuses (every 15 – 30 minutes).

It is sensible to arrange viewings on a single day and to take photographs to share, especially if the whole group cannot attend.

Ask the important questions:

Is the tenancy agreement (the contract) joint and several? All people named on the tenancy agreement have **equal** responsibility for the terms of the contract including rent (i.e. if one person leaves the others have the responsibility to pay their share)

Are there any administration fees?

How much is the deposit?

Is there summer rent?

What are the travelling times/costs to get to campus?

Is the property safe?

Do the appliances and taps work?

Is there hot water?

Don't be afraid to ask lots of questions – that's what the agent/landlord is there for.



Secure your property with a Private Landlord, Letting Agent or BU Lettings Service

Remember that you are signing a contract for your accommodation, so be sure to read the documents carefully and ask any questions. Contracts are typically 10 – 11 months and require monthly rental payments, so think about budgeting your finances over the year – can you afford the rent? You will need to confirm a guarantor who will be responsible for any rent arrears if you could not pay rent.



Pay your deposit

Once you have confirmed you wish to go-ahead with the property you have selected, you will need to pay a deposit (typically a month's rent and some administrative costs) and the first month's rent. This could be in the region of £600–800. At this point, you should ensure your deposit is held in a secure location, such as the Tenancy Deposit Scheme. This means your money is safe and it is regulated.



Make sure your finances are in place

You will usually receive your maintenance loan within a few days of enrolment so you can plan your finances over the remainder of the term. You will be expected to pay your rent monthly, usually on a fixed-date (i.e. 3rd day of each month). Most properties will not include bills in the rental amount, so you will need to think about these, and possibly share responsibility for payment. There may be one housemate who will act as 'lead tenant' who acts as a point of contact for the Letting Agent or Landlord and whose name will lead on bills.

Typically you can expect to pay:

- Gas & electricity – approximately £10–20 each
- Water – approximately £3-4 each
- TV Licence – approximately £3-4 each
- Sewerage – approximately £8–10 each
- Internet and phone – approximately £5 each
- Council tax – you will receive council tax exemption as a student.

Don't forget to organise contents insurance.



Wait to receive your move in date and start thinking about what you want to take with you

Week One starts on Monday 21 September and you'll receive further updates about enrolment and social activities to get involved in within your Welcome Pack so make sure you're in Bournemouth by this date.

- Electrical/entertainment essentials
- Study resources
- Kitchen essentials
- Bedding
- Bathroom essentials
- Clothing
- Food.

...and move in!!

Remember: If you have any questions, just give us a call on +44 (0)1202 962888.

