

UniLodge



UNILODGE @ UC – WEEDEN LODGE FACTSHEET

PROPERTY DETAILS

Property Name UniLodge @ UC – Weeden Lodge

Property Address 74 Chandler Street, Belconnen ACT 2617

Property Email Address uc.weeden@unilodge.com.au

Property Phone Number + 61 2 6113 5000

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 – 2 Bedroom / twin share Yes Our two bedroom / twin share apartments are perfect for students who prefer to share with a friend or partner.

Apartment – Multi-share(3, 4 or 7 bedrooms) Yes 3, 4 & 7 Bedroom Apartments. The multi-share apartments are great for students who are looking to share with a group of friends or for anyone who is looking to make new friends!

LEASE DETAILS

Security Deposit Yes A Security Deposit is payable to UniLodge. A Security Deposit 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 Security Deposit is not the same as paying rent in advance. The Security Deposit 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) 48 or 52 week contract lengths available.

Study Abroad

As a Study Abroad student, you're not just here to enhance your qualifications. You're also here to enjoy the journey of a lifetime. That's why UniLodge offers the shortest accommodation contracts of the UC accommodation options – saving you money and giving you the freedom to travel!

View our Study Abroad Flyer

APARTMENT INCLUSIONS & FEATURES

Air-conditioning	Yes	Each apartment features an internal air-conditioning/heating system.
Bathroom	Yes	Private ensuite bathroom for every studio. Multi-share apartments have shared bathrooms.
Bedrooms Secure – Electronic	Yes	With your security and safety in mind, access to the building and your apartment is via swipe card.
Cleaning Apartments	No	Cleaning of the apartments during tenancy is the responsibility of the residents.
Dining Table & Chairs	Yes	A dining table and chairs are included in each of our multi-share and 2 bedroom studio apartments, so you can sit down and enjoy a home cooked meal in the comfort of your own apartment.
Electricity	Yes	Your utilities and usage is charged at a flat rate of \$27/week. This includes electricity, gas, water and phone line rental for your in-room telephone.
Heating	Yes	Each apartment has access to heating via our internal A/C system.
Internet	Yes	You can sign up for internet connection with our building internet provider, Big Air. Packages start from only \$19.95/month. Wi-Fi hotspots are available in common areas.
Kitchen	Yes	Kitchenettes are provided in all studio apartments with multi share apartments providing full kitchens. Common kitchens are provided on each floor of our South Wing.
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 YourShop. 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. There is also an Intercom provided at our main entrance to call for RA assistance or to a specific room.
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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 TV.
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Water	Yes	Your utilities and usage is charged at a flat rate of \$27/week. This includes electricity, gas, water and phone line rental for your in-room telephone.
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Other Inclusions	Yes	Queen, king single bed or long single; built-in wardrobe & full length mirror; blinds to every bedroom window.
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PROPERTY FEATURES & FACILITIES

Barbeque	Yes	BBQ facilities are located on our mezzanine – enjoy a BBQ with your friends, or prepare dinner for one. The BBQ is gas and free for all residents to use.
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Broadband – Wi-Fi Broadband Connection	Yes	Wi-Fi hotspots are available for Big Air subscribers in common areas.
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Bike Space	Yes	Bike racks are available to all residents and are located in our secure undercover parking area.
Building Security	Yes	Resident safety is a 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	Yes limited car parking is available at the property for an additional fee – refer to our Pricing page for more information.
Cinema	No	Check out all of the latest movies at Hoyts Cinemas in the Belconnen Westfield Shopping Mall – only a short 10 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 @ UC features some great common areas with TV's, study rooms, dining areas, common kitchen and BBQ for all residents to use.
Community Spirit Program	Yes	The program offers a great range of activities & events – ranging from day trips (Canberra zoo, Questacon, Perisher valley), BBQs, dinners, helping charities, game competitions and much more! See the Community Spirit Program page for upcoming events and to secure a spot. Community Spirit Program membership is paid annually.
Gym, Pool, Sauna	No	Located at the University of Canberra, UC Fit is open to all students. With a state of the art Gym facility plus an Aerobics Room, Cycle Studio, Functional Fitness room, four Squash Courts, two multipurpose Indoor Sports Courts and five Sporting Ovals, UC Fit offers the use of facilities at affordable prices!
Laundry Room	Yes	The laundry rooms located in our North and South Wing 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	A mail box is located behind reception for each apartment. You are able to collect your mail any time during reception hours.

On-site Staff	Yes	Our on-site friendly customer service focused staff will be available offering general assistance, referral to counselling services, and pastoral care services – you will always have someone there for you.
Photocopying & Printing	Yes	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. It is a quick 2 minute walk to the Belconnen Community Bus Station with buses heading to and from the University of Canberra and the National University.
Shops, Restaurants & Cafes	Yes	A convenience/take away store is located in the North Wing of the building. With only a 10 minute walk to Westfield Belconnen shopping centre which is one of the largest in Canberra, featuring around 270 specialty stores.
Universities – Distance		Only a short 15 minute walk to the University of Canberra Campus, with other Universities easily accessible via bus.

Car Parking

Limited car parking is available.

	Rate
External (outdoors)	\$22 per week
Internal (under cover)	\$27 per week

The National Rental Affordability Scheme

The National Rental Affordability Scheme (NRAS) is an Australian Government initiative that seeks to address the shortage of affordable rental accommodation by offering a financial incentive to providers of new rental dwellings. The incentive is offered on the condition that the dwellings are rented to eligible low to moderate income earners at a minimum of 20% below market rates.

As an NRAS approved accommodation provider, The University of Canberra, with the support of the ACT Government, will provide an additional affordable accommodation for students over the coming years. This will include The University of Canberra – Weeden Lodge.

To receive the Government incentives, The University of Canberra must satisfy the following conditions applying to NRAS approved dwellings:

- They must be allocated to low to moderate income earners (refer to eligibility requirements below).
- Tariffs must be set at a minimum of 20% below market rates.

- Yearly tariff increases are capped at the rental component of the Consumer Price Index (CPI) for the ACT from December to December.
- The University must give priority to students travelling from elsewhere in Australia.

Eligibility Requirements

To be eligible you must be a domestic or International student whose 2018-2019 annual income (in Australian Dollars) is below the following limits:

Annual Household Income Limits for 2017 – 2018 NRAS Year for UC Accommodation (indexed in accordance with the NRAS tenant income index on 1 May each year)		
Person type	Initial Income Limit (\$AUD)	Upper Income Limit (\$AUD)
First Adult	\$TBA	\$ TBA
Each additional adult *	\$ TBA	\$ TBA

* Applies to each additional adult living in share accommodation. I.e. combined initial income limit of a couple living in a Studio Double will be \$TBA or \$TBA for individuals living in a 4 Bedroom Apartment.

^The income limits specified are applicable to domestic and international students and are calculated in Australian Dollars.

Initial Eligibility

To be eligible to become a resident in an NRAS approved dwelling, your annual gross income must not exceed the Initial Income Limit outlined in the table above.

To enable the University to assess your eligibility, you will therefore be required to:

1. Provide an estimate of your annual gross income for the 12 months immediately prior to the date you submit your online application for accommodation, and
2. Provide a complete Income notification form and supporting documentations evidencing your gross income for the 12 months period ending on the day before your Occupancy/Room Agreement is due to commence. The completed form and supporting documentation will need to be submitted your residence on the day that your Occupancy/Room Agreement is due to commence.

Please note: If the University is unable to satisfactorily determine your income based on your completion of the Income Notification Form and the supporting documentation that you provide, it may require you to complete a Commonwealth Statutory Declaration.

Continuing Eligibility

The continuing eligibility of residents of NRAS approved dwellings will be assessed on the 12 month anniversary of the day they took up residency. If a resident's annual gross income exceeds the Upper Income Limit in the above table they may cease to be eligible.

Resident's will therefore be required to submit an Income Notification Form, and supporting documentation, or Statutory Declaration if required by the University, on the 12 month anniversary of the day they took up occupancy substantiating their gross income for the 12 months immediately prior.

If you have any questions about your eligibility, please contact us on 02 6113 5000 or email uc.weeden@unilodge.com.au.

More information on the National Rental Affordability Scheme can be found on the Department of Human Services website.