UniLodge



STUDENTLIVING – ON MARGARET FACTSHEET

PROPERTY DETAILS

Property Name	StudentLiving - on Margaret
Property Address	108 Margaret Street, Brisbane QLD 4000
Property Email Address	onmargaret@unilodge.com.au

Property Phone Number		+ 61 7 3295 3500

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 with the addition of a separate bedroom, but have the comfort of knowing there are many great communal areas within the property to study or socialize with other residents or friends.

LEASE DETAILS

Bond	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)		6 months & 12 months leases are available. Short term leases may be available.

APARTMENT INCLUSIONS & FEATURES

Air-conditioning	Yes – some	Some apartments feature an air-conditioner and other apartments a ceiling fan – perfect for those warm summer Australian nights!
Bathroom	Yes	Private ensuite bathroom in every apartment.
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 Brisbane!
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 – some	Your electricity connection and usage is included in rent – no need to pay bills at the end of each month!
Heating	Yes	Some apartments feature a reverse cycle air-conditioning unit for those days when it gets a little too cool for comfort in your apartment.
Internet	Yes	Unlimited internet is available throughout the property and all included in your rent!
Kitchen	Yes	The kitchen in your apartment has all of your basic essentials, including: fridge/freezer and microwave oven. Some units have a cooktop and ducted range hood.

Kitchen Kits		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	Yes	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 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 read more on what other UniLodgers think of Your Shop, head to the Your Shop FAQ.
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. The phone also includes intercom – Room-to-room, room-to-front door for security and room-to-reception, free of charge.
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.
Televisions	Yes	Each apartment features a 24'' LED TV.
Water	Yes	Your water connection and usage is included in rent – no need to pay bills at the end of each month!

Other Inclusions		King Single, Double bed built-in wardrobe; blinds to every bedroom window. Contents Insurance.

PROPERTY FEATURES & FACILITIES

Barbeque	Yes	BBQ facilities are located on level 4 of the property – enjoy a BBQ with your friends, or prepare dinner for one. The BBQ is electric and free for all residents to use.
Broadband – Wi-Fi Broadband Connection	Yes	The property features high speed Wi-Fi and Ethernet connection throughout level 4 – recreation level.
Bike Space	Yes	Bike racks are available to all residents and are located in the basement of the property.
Building Security	Yes	Resident safety is number one priority for UniLodge management. The property features secure access to the building at night – no one can enter the building without swipe card access or in the company of a resident or staff.
Car Park	Yes	StudentLiving - on Margaret has car parking facilities available at $450.00 per month. The spaces are limited and are subject to availability.

Cinema	Yes	Check out all of the latest movies at Event Cinemas Myer Centre – only a leisurely 5 minute walk away towards Queen Street Mall.
	Yes	
Cleaning Common Areas (not inside apartments)		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.
	Yes	
Common Areas		StudentLiving - on Margaret features some great common areas with a resident lounge with Foxtel TV, study benches, dining tables and chairs; full kitchen facilities with ovens and dishwashers.
	Yes – Pool	
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 (Dreamworld, Wet n' Wild and Australia Zoo to name a few), BBQs, dinners, helping charities, game competitions and much more! See the Community Spirit Program page for upcoming events and to secure a spot.
	Yes	
Gym, Pool, Sauna	Yes	Unfortunately StudentLiving - on Margaret does not have a Gym or Sauna. The closest Gym is only a 2 minute walk away. The closet pool is within QUT garden point.
	Yes	
Laundry Room		The laundry room includes both coin operated washing machines and dryers. Access to the laundry is available 24 hours, 7 days a week. The laundry room also includes ironing facilities.
Mail Boxes		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	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	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. Quick 10 minute walk to Central Railway Station, Queen Street Bus Station and King George Bus Station.
Shops, Restaurants & Cafes	Within Brisbane CBD. 5 minute walk to Queen Street Mall which offers a distinctive collection of retailers which include fashion outlets and micro boutiques with labels from London to Shanghai, a true global shopping experience. There is an array of cafes and restaurants to suit everyone's taste buds.
Universities – Distance	Conveniently located to all of the major Universities and education institutions. A short 3 minute walk to the Queensland University of Technology, a 20 minute bus ride to The University of Queensland, and a short walk to many institutions located in Brisbane's CBD.