



## COLLEGE OF INTERNATIONAL EDUCATION

### What's inside

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- Off-campus accommodation
- Homestay

# Living in Newcastle



### On-campus accommodation

Apply in September > move in February.

Apply in May > move in July.

Check the Student Living Website for detailed information, key dates and application process.

CIE has on-campus accommodation reserved for our students on a first-come-first-serve basis.



### Off-campus accommodation

You may want to choose to stay off-campus with roommates in a large shared house, apartment or student accommodation.

#### How to find



Our personal real estate agent: Maison Property.

We work closely with Maison Property, a real estate agent focused on student accommodation in Newcastle. All their properties come with furniture, secure access, Wi-Fi, all bills included (water, heating, electricity) and are student friendly (all tenants are students).



Check out their available rentals

You can also view other property rentals on these websites:

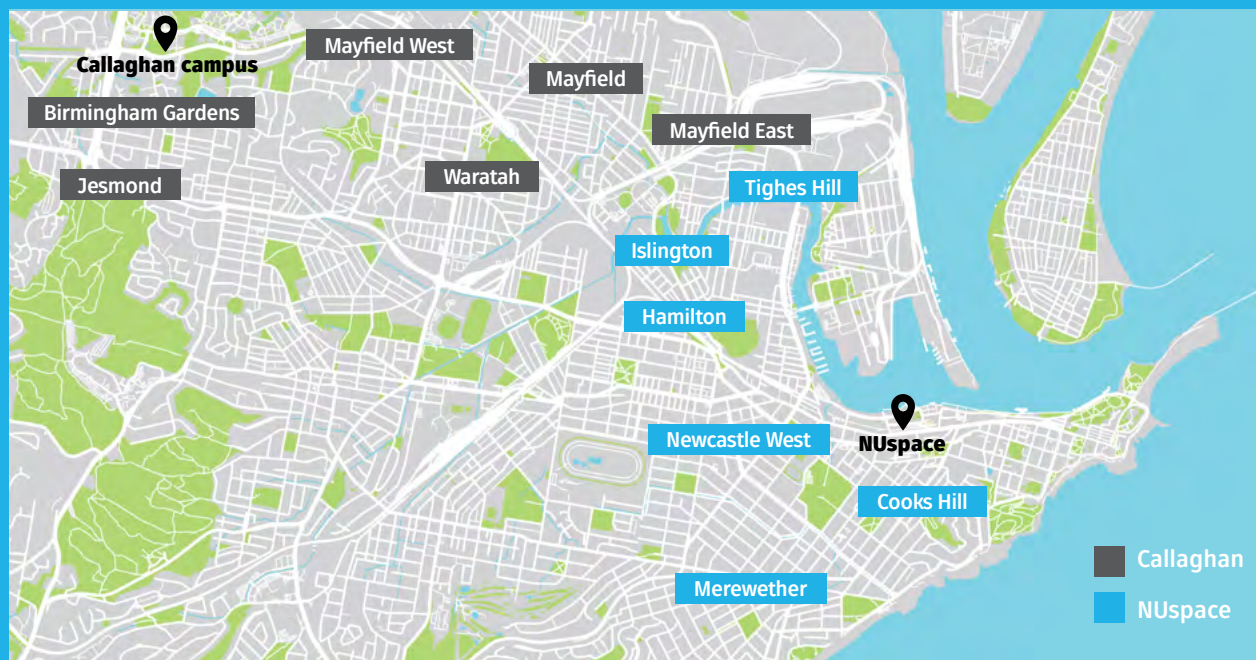
- [newsa.com.au](http://newsa.com.au)
- [flatmates.com.au](http://flatmates.com.au)
- [flatmatefinders.com.au](http://flatmatefinders.com.au)
- [reecerealty.com.au](http://reecerealty.com.au)

When enquiring about rentals, make sure you include your:

- accommodation type
- price range
- preferred location
- move-in date

## Where to live

That depends on where you will mostly study. If your degree is offered at Callaghan Campus, you may want to stay in the areas around Callaghan. If you will study at NUSpace, you might want to look for an accommodation that is more central. All College of International Education courses are held at our beautiful NUSpace campus in the heart of Newcastle.



## How to apply

1. Inspect a property
2. Apply online
3. Sign rental contract & pay bond
4. Move in

Each application process will be a little different, depending on the real estate agent. In most cases, the rental application is via an online portal. After you have inspected the property, you will be sent a direct link to this portal. For your rental application, you need to upload various documents to prove that you will be a good tenant.

## Document Checklist

Submit all application documents to the real estate agent. Once you have been approved for your student accommodation, you will receive your contract and bond notice via email.

### To help verify your identity

- Passport (or other form of official ID)
- Student ID card or CoE (Confirmation of Enrolment)

### To help verify your history

- Rental ledger(s) (documents from past rentals)
- Written references from previous landlords

### To help verify your ability to pay

- Pay slips / proof of employment
- Contract / Job offer letter
- Bank statements
- Guarantor form (if parents or guardians are taking care of payment)
- Scholarship paperwork if applicable

## Next steps

1. **Read your rental contract carefully. Watch out for:**
  - Start and end date
  - Cancellation period (usually 2 weeks)
  - Payment cycle (usually weekly or fortnightly)
  - Bill inclusions (Wi-Fi, water, electricity, gas, etc.)
  - Furniture, car park or other items that are included
  - Duties as a renter & responsibilities of your landlord
  - Emergency & contact numbers
  - House rules or regulations.
2. **Pay your rental bond to Rental Bonds Online (RBO)**
  - In Australia, all rental bonds are paid to the government for security reasons.
3. **Pay 2 weeks of rent in advance**
  - You can pay your rental bond via a payment link. You will receive this link with your rental contract via email.
  - This rental bond needs to be paid from an Australian bank account.
  - You get the full rental bond back upon moving out, if you leave the room tidy and without damage.
4. **Pick up your key & move into your new home!**



## Issues with your new off-campus accommodation?

Contact your real estate agent for:



Repairs, maintenance, damage



Payment issues



Leaving your accommodation



Problems with neighbours or roommates. But first, try to resolve this directly with them

Contact Fair Trading NSW for issues with:



Payment



Landlord



Real Estate Agent



Living conditions

## Useful links

Rental Bonds Online FAQ



Resolving residential rental problems



Starting a residential tenancy



Seeking legal aid





## Homestay

If you like the idea of living with a local family, improve your English skills, and immerse yourself into the Australian lifestyle, then Homestay accommodation might be the best option for you.

Homestay is arranged through the Australian Homestay Network. Host families are carefully screened, and they are looking forward to welcoming you into their home.

If you are under 18 years old, you are required to stay with a host family or a parent or nominated relative.

## How to apply

1. Submit an application
2. Review quote & offer
3. Confirm offer & pay
4. A suitable placement is secured (usually 6-8 weeks prior to start of program)
5. Sign the agreement
6. Meet your host family



Apply via AHN.

## Costs\*

|                     | On-campus   | Off-campus       | Homestay                             |
|---------------------|---|------------------|--------------------------------------|
| Occupancy           | Shared or single  | Shared or single | Single                               |
| Cost (AUD per week) | \$191 - \$379 (self-catered)<br>\$267 - \$470 (incl. meal packages) | \$120 - \$350    | \$295 (16 meals)<br>\$315 (21 meals) |

\*Costs are a general guide only and subject to change.

## Key contacts



Any issues with your contract, landlord, off-campus accommodation?

Fair Trading NSW

Talk to your real estate agent first. If unresolved, visit Fair Trading NSW for further support:

[fairtrading.nsw.gov.au](http://fairtrading.nsw.gov.au).

Have more questions about finding accommodation? Contact

[AccommodationSupport@newcastle.edu.au](mailto:AccommodationSupport@newcastle.edu.au).