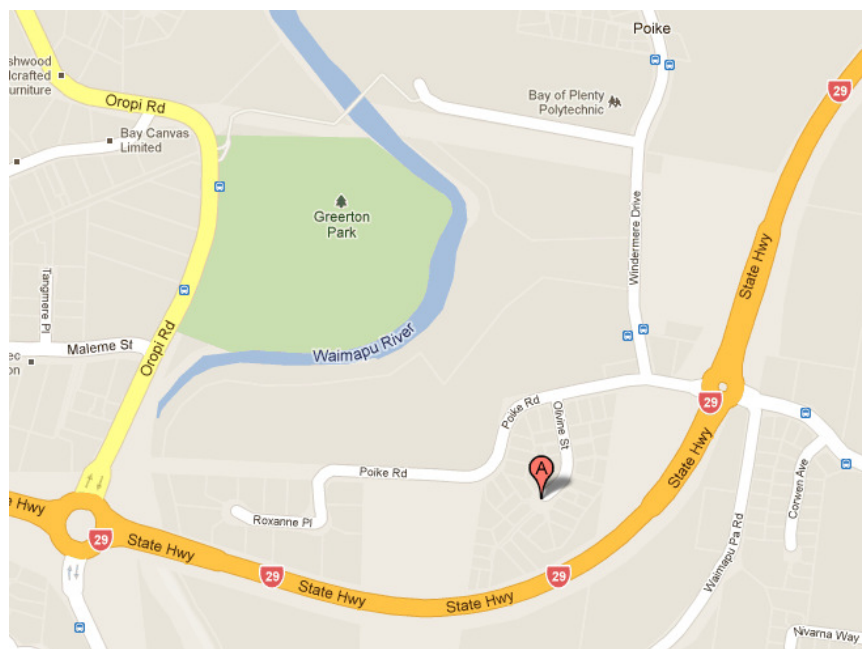


Windermere Singles Accommodation (WSA)

Information Sheet

- ⤴ WSA consists of four 6 bedroom houses and a 2 bedroom cottage.
- ⤴ The property is situated at 42 Olivine Street, Windermere, Tauranga.
- ⤴ It is a 5 minute walk, or 700 metres, from Toi Ohomai Institute of Technology.



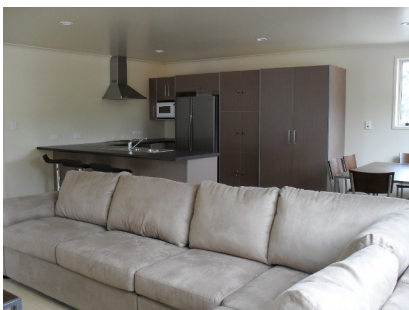
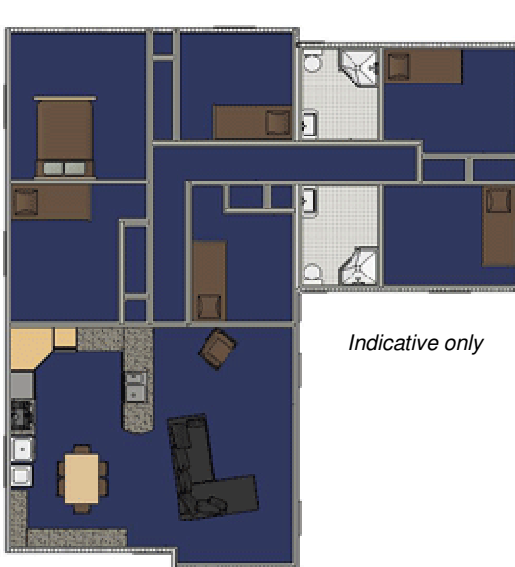
- ⤴ Each 6 bedroom house has 2 bathrooms (1 bathroom for the disabled cottage) and are fully furnished.
- ⤴ Each bedroom consists of a king single or queen bed, desk and chair, wardrobe and a wall heater. (Sheets, duvet or blankets, pillow and mattress protector must be provided by the tenant.)
- ⤴ Each occupant has a lockable food cupboard in the kitchen.
- ⤴ There is a washing machine, dining table, lounge suite, big screen TV, kitchen plates and utensils, cooking items and fridge/freezer in the house. Limited unallocated car parking is available in the courtyards.
- ⤴ Rent includes, water*, power*, rubbish collection, ground maintenance and fortnightly cleaning of the bathrooms. The cleaning of the individual rooms and all other communal areas, including windows, sills, oven, microwave and fridge/freezer are the responsibility of the tenants. (* Subject to upper limits per month).
- ⤴ The cost per room for the 6 bedroom house is \$170 per week, for a **fixed term contract** from Friday 3 February 2017 to Sunday 26 November 2017 (\$7635 full year) or:
- ⤴ The cost per room for the 6 bedroom house is \$190 per week, if a **periodic tenancy** is signed (NOT a fixed term) and 2 weeks notice must be given to vacate.
- ⤴ The 2 bedroom Cottage is available for 2 student couples at a cost of \$230 per week, per couple (with a fixed term contract).
- ⤴ A tenancy agreement is required to be completed and “costs prior to move in” are:

	<u>Fixed Term</u>	<u>Periodic</u>	
Rent:	\$170.00	\$190.00	(first weeks rent)
Bond:	\$680.00	\$700.00	(lodged with Ministry of BIE)
Let Fee:	<u>\$115.00</u>	<u>\$115.00</u>	
	<u>\$965.00</u>	<u>\$1,005.00</u>	

- ⤴ Rent is then payable weekly, in advance, by Automatic Payment.

- ⤴ There are 2 styles of houses, with 42c, 42d and 42e shown below. 42b is similar but has a smaller living area, but a larger outside grass area and more private yard.
- ⤴ Rooms 2 and 6 of 42c, d & e are larger rooms with queen beds and can be used for a student couple, however the costs increase to \$230 pw (fixed term) and \$270 pw (periodic).
- ⤴ Each 6 bedroom house has 2 bathrooms and are fully furnished.
- ⤴ If sufficient students wish to stay on past the end of the student year (due to holiday jobs etc) a house *may* be made available.
- ⤴ There is also a 2 bedroom cottage that is available for 2 couples at \$230pw per couple.

42c, d & e Olivine St



42b Olivine St



Cottage

