

SHARED HOUSING TIPS

A QUICK GUIDE FOR NSCD STUDENTS

BEFORE YOU RENT

- Set a realistic budget, including rent, bills and travel costs.
- Check whether bills and Wi-Fi are included.
- Find out if you need a guarantor.
- Consider the location and travel time to NSCD.

DURING A VIEWING

- ✓ Check for damp, mould and signs of disrepair.
- ✓ Make sure heating, hot water and appliances work.
- ✓ Check there is enough kitchen and bathroom space for everyone.
- ✓ Look for secure doors, window locks and working smoke alarms.
- ✓ Ask who is responsible for repairs.

BEFORE YOU SIGN

Read the Tenancy Agreement

Make sure you understand:

- The rent amount and payment dates
- How much the deposit is
- What is included in the rent
- Your responsibilities as a tenant
- Check whether a guarantor is required (NSCD cannot be your guarantor)

Never sign anything you don't understand.

Get It in Writing

If the landlord promises repairs, improvements or additional items, ask for written confirmation before signing.

SHARED LIVING TIPS

Manage Money Together

If bills are not included, agree:

- How costs will be shared
- Who will manage payments
- How housemates will be reimbursed

Protect Your Deposit

When you move in:

- Take photos of every room
- Record any existing damage
- Keep copies of inventories and tenancy documents

Be a Good Housemate

- ✓ Respect shared spaces
- ✓ Clean up after yourself
- ✓ Communicate openly
- ✓ Be considerate of noise
- ✓ Report maintenance issues promptly

TOP 5 TIPS

1. Budget carefully.
2. View properties thoroughly.
3. Choose accredited accommodation where possible.
4. Read your tenancy agreement carefully.
5. Ask for advice before signing if you're unsure.

NEED HELP?

Speak to NSCD Student Support, your Students' Union or a housing advice service before committing to a tenancy.