

## STUDENT TENANCY AGREEMENT

THIS AGREEMENT made effective as of the \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

**UNIVERSITY:** NAME: [NAME OF UNIVERSITY]  
ADDRESS: [address]  
PHONE: [telephone number(s)]

**STUDENT:** NAME: [NAME OF STUDENT]  
ADDRESS: [address]  
PHONE: [telephone number(s)]

### 1. Legal Effect of Document

This Tenancy Agreement is a legally binding document. The tenancy created hereunder is limited by the period set forth in paragraph 2 and is conditional on the Student continuing to be registered as a student at the University. By signing this Agreement, the Student agrees to abide by the terms of this Agreement and the University's rules and regulations. Student understands and acknowledges that this Agreement does not grant statutory security of tenure. The Housing Act 1988, Schedule 1, Paragraph 8 provides that "A tenancy is not an assured tenancy if it is granted to a person who is pursuing or intends to pursue a course of study provided by a specified educational institution and it is so granted either by that institution or by another institution or body of persons."

### 2. Tenancy Period

The tenancy shall run for the period from \_\_\_\_\_ to \_\_\_\_\_ [set out the school term(s) which will be subject to the agreement] (the "Term").

### 3. Vacating Room at End of Term

The Student agrees to vacate the Room at the end of the Term, and shall return all keys, remove all personal possessions and leave the Room clean and tidy. Failure to do so may result in a cleaning charge for re-instatement being made. Failure to return keys or vacate the room by the specified time at the end of the Term (or earlier termination of this Agreement) may result in a £\_\_\_\_ administration charge being levied.

### 4. Room Allocation

- (a) The University will provide the Student with the Room for Student's personal use. Student may, upon written consent of the University, share the Room with Student's spouse or co-habitee. The Room will consist of a study bedroom with shared bath / shower, kitchen, common room and WC.
- (b) The University reserves the right to re-assign Student to another Room if it deems necessary, and the Student agrees to change accommodation if requested to do so by the [Housing Officer]. The University will at all times attempt to give reasonable advance notice of such re-assignment.
- (c) The Student may submit a request for re-assignment to another room at any time during the Term, however, the University shall not be obligated to re-assign the Student to alternate accommodation. If Student moves out of, into or within University housing without prior written approval, Student will be subject to disciplinary action, payment of a £\_\_\_\_ administration charge, and will be liable for the rent for the full Term of the tenancy.

**5. Student's Responsibilities**

- (a) Student is responsible for the conduct of family, guests and visitors. Overnight guests must be registered with the [Housing / Accommodation] Office. In no event will guests be permitted for a period of longer than \_\_\_\_ consecutive nights (this includes family members). Guests and visitors who, in the opinion of the [Housing Officer], have been present in the Premises for longer than \_\_\_\_ consecutive nights will be charged at the Casual Visitors rate as posted in the [Housing / Accommodation] Office. The Student will be responsible for payment of any such charges.
  
- (b) The Student agrees not to use or allow others to use the Room for any other purpose than as private residential accommodation, and Student will not share the Room with any unauthorised person.

Initials: \_\_\_\_\_