

Comparison of Queen's Standard and En-suite Accommodation versus Private Sector

University Accommodation 2019-20 (38 week contract)		Private Rental 2019-20 (52 week tenancy based on 4 sharing in standard bedrooms)			
Weekly Costs	Standard Room	Malone	Botanic / Holylands	Lisburn Road	Stranmillis
Rent (1)	£110.00	£76.87	£67.86	£68.96	£66.14
Utilities (2)	Included	£17.75	£17.75	£17.75	£17.75
Internet 200Mb	Included	£3.50	£3.50	£3.50	£3.50
TV Licence (3)	Included	£0.75	£0.75	£0.75	£0.75
Contents Insurance	Included	£3.50	£3.50	£3.50	£3.50
Off Peak Queen's Sport Membership (9 Months)	Included	£3.34	£3.34	£3.34	£3.34
Cleaning of Communal Areas	Included	Not Included	Not Included	Not Included	Not Included
Cleaning of Kitchens	Included	Not Included	Not Included	Not Included	Not Included
Pastoral Care	Included	Not Included	Not Included	Not Included	Not Included
24 Hour Reception	Included	Not Included	Not Included	Not Included	Not Included
24 Hour Security	Included	Not Included	Not Included	Not Included	Not Included
24 hour Maintenance Service	Included	Not Included	Not Included	Not Included	Not Included
Total Weekly Cost	£110.00	£105.71	£96.70	£97.80	£94.98
Annual Total	£4,180.00	£5,496.92	£5,028.40	£5,085.60	£4,938.96
Additional Cost of 52 week private rental tenancy versus University Standard Room 38 week contract		£1,316.92	£848.40	£905.60	£758.96

Comparison of Queen's Standard and En-suite Accommodation versus PBMSA in 2019-20

University Accommodation 2019-20 (38 week contract)		PBMSA Rental 2019-20 (short tenancy)			
Weekly Costs	Single En suite Room	Studio	Swanston House (44 weeks)	John Bell House (44 weeks)	Botanic Studios (51 weeks)
Rent	£124.00	£149.00	£125.00	£129.00	£156.00
Utilities (2)	Included	Included	Included	Included	Included
Internet 200Mb	Included	Included	Included	Included	Included
TV Licence (3)	Included	Included	Included	Included	Included
Contents Insurance	Included	Included	Included	Included	Included
Cleaning of Communal Areas	Included	Included	Included	Included	Included
Cleaning of Kitchens	Included	Included	Included	Included	Included
Pastoral Care	Included	Included	Not Included	Not Included	Not Included
24 Hour Reception	Included	Included	Included	Included	Not Included
24 Hour Security	Included	Included	Not Included	Overnight only	Not Included
24 hour Maintenance Service	Included	Included	Not Included	Not Included	Included
Total Weekly Cost	£124.00	£149.00	£125.00	£129.00	£156.00
Annual Total	£4,712.00	£5,662.00	£5,500.00	£5,676.00	£7,956.00
Additional Cost of 44 week PBMSA short tenancy versus University Premium En suite Room 38 week contract			£788.00	£964.00	
Additional Cost of 51 week PBMSA short tenancy versus University Studio 38 week contract					£2,294.00

(1) Average rents for private rental from NI Studentpad / Property News websites, October 2020

(2) Typical utility costs in Belfast from Expatistan consumer website, October 2020

(3) In communal areas only

Research on private sector accommodation versus University managed accommodation in the current year is set out in Appendix 3. This indicates a difference in cost of between £759 and £2,294 more per year than the fully inclusive 38 week contract offered by Queen's.