



Azienda Territoriale per
l'Edilizia Residenziale
pubblica della Provincia di
Rieti



Polo Universitario di Rieti
SABINA UNIVERSITAS
S.c.p.a.

PRESENTATION

ACCOMODATION FOR STUDENT

POLO UNIVERSITARIO SABINA UNIVERSITAS S.C.P.A.

IN THE CITY OF RIETI

The building is intended as an accommodation for university students and it is located in the center of Rieti in Via del Porto n.51.





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The accommodation is placed in a typical historic building and it is developed over two above-ground levels. Its structure, interior fittings and facilities have been completely renovated.

On the ground floor the following facilities are available:

- Boiler room
- Laundry
- Toilets
- Warehouses

The following common areas are also available to students:

- Reception
- Internal courtyards
- Coffee room
- Reading room
- Multi-purpose hall
- Bike storage

All ground floor areas and all accommodation are equipped with Wi-Fi and TVs wired entirely with fiber-optic cables.

The 10 accommodations on the first floor can be reached via a common stairway and an elevator. Each accommodation includes a living room with kitchenette, a bathroom and a bedroom placed in a wooden mezzanine looking over the living room (except for the accommodation n. 2, designed for disabled people)

Please find below a brief description of the various accommodations. All rooms have the same degree of finish, furnishings and equipment. The only differences can be found in the cutting of the surfaces and their location in the building.



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Accommodation 1

The 55.00-square-meter flat is placed on the first floor of the building and is composed of a living room with kitchenette, 1 bedroom, a bathroom, and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 3

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 2 (disabled-accessible)

The 35.00-squaremeter flat is placed on the first floor of the building and it consists of a living room with kitchenette and a bathroom. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 1

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 3

The 36.00-square-meter flat is placed on the first floor of the building and is composed of a living room with kitchenette, a bathroom, and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 1

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating



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Accommodation 4

The 48.00-square-meter flat is placed on the first floor of the building and is composed of a living room with kitchenette, 1 bedroom, a bathroom, and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 3

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 5

The 41.70-square-meter flat is placed on the first floor of the building and is composed of a living room with kitchenette, a bathroom and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 2

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 6

The 38.00-square-meter flat is placed on the first floor of the building and is composed by a living room with kitchenette, a bathroom, and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 2

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating



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Accommodation 7

The 36.00-square-meter flat is placed on the first floor of the building and is composed of a living room with kitchenette, a bathroom and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 2

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 8

The 36.00-square-meter flat is placed on the first floor of the building and is composed by a living room with kitchenette, a bathroom and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 2

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Accommodation 9

The 73.00-square-meter flat is placed on the first floor of the building and is composed by a living room with kitchenette, 1 bedroom, a bathroom and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 3

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating



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Accommodation 10

The 71.00-square-meter flat is placed on the first floor of the building and is composed by a living room with kitchenette, 1 bedroom, a bathroom and a mezzanine. The flat is fully furnished and it is equipped with TV socket, Wi-Fi and central heating.

Occupants: 3

FACILITIES:

- Kitchen
- TV
- Wi-Fi
- Washing Machine (Laundry on the ground floor)
- Central Heating

Below find some accommodation plans:

Accommodation n. 2 for 1 student



ALLOGGIO 2 - MQ 35

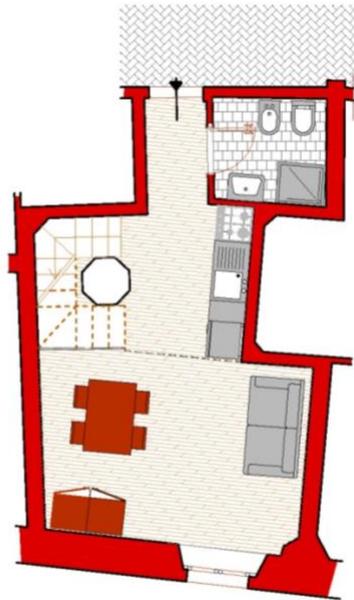


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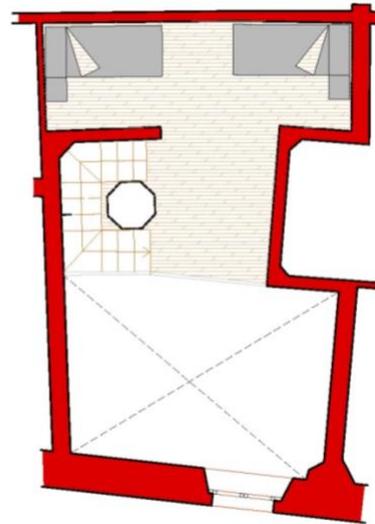


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Accommodation n. 6 for 2 students with mezzanine:

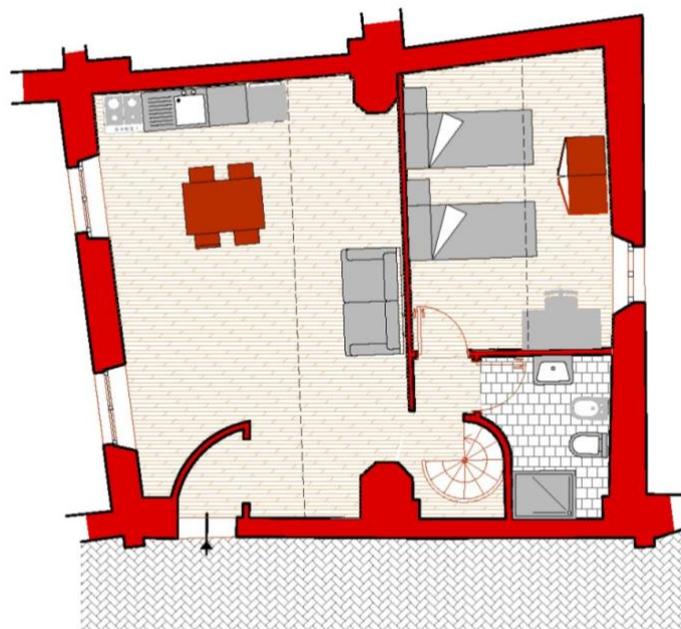


ALLOGGIO 6 - MQ 38



SOPPALCO alloggio 6

Accommodation n. 10 for 3 students with mezzanine:



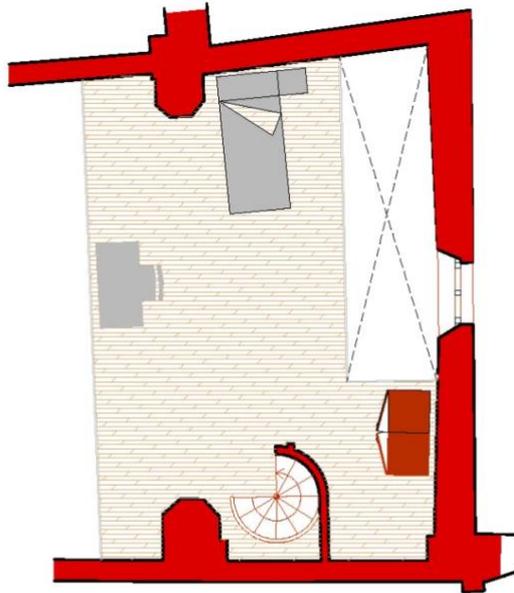
ALLOGGIO 10 - MQ 71



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SOPPALCO alloggio 10

Monthly fees and payment of fees

The rent and the amount of service charge (a monthly fee for maintenance that covers the costs for: common spaces cleaning service, operation and ordinary maintenance of the elevator, water, electricity and heating/conditioning supply, and concierge, if present) have been set for the students according to the number of beds for every accommodation.

Fee 1 - euro 400.00 (euro 300.00 rent + euro 100.00 service charge) for every student in the accommodation with n.1 bed;

Fee 2 - euro 340.00 (euro 250.00 rent + euro 90.00 service charge) for every student in the accommodation with n.2 beds;

Fee 3 - euro 280.00 (euro 200.00 rent + euro 80.00 service charge) for every student in the accommodation with n.3 beds.

Every student tenant is required to pay the full monthly fee (rent and service charge as detailed above) before 15th day of every month via bank transfer on current account Banca Popolare di Spoleto to

IBAN: IT 70U05704 14600 0000 0000 1933



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The student tenant will have to pay a sum equal to **three monthly fees as a deposit**, non-interest-bearing. The payment must be made at the same time as the first month fee.

At the end of the rental period, ATER will produce a report giving evidence of all the costs incurred for maintenance, which would have been covered with the monthly fee (rent plus service charge). If the incurred costs for maintenance result to be inferior to the previously paid service charge, the difference will be returned to the tenant with the deposit.

The return of the sum paid as a deposit and any eventual credit for service charges will take place within **30 days of the end of the rental period**.