

Swinburne Student Residences

Schedule of Fees 2025

Room rates (all rates in AUD)

	Weekly Rate per person
1 Bedroom	
Residential College Dormitory	\$305
Studio Apartment Standard (<i>SPS/SPW building only</i>)	\$400
Studio Apartment Deluxe (<i>SPS/SPW building only</i>)	\$440
Studio Apartment Accessible (<i>SPS/SPW building only</i>)	\$400
2 Bedroom	
2 Bedroom Standard (<i>all buildings except College and William St</i>)	\$330
2 Bedroom Deluxe (<i>2-storey apartments, private laundry, Wakefield/Park St</i>)	\$345
3 Bedroom	
3 Bedroom Standard (<i>SPW building only</i>)	\$310
3 Bedroom Superior (<i>Larger room, private laundry, Wakefield, William and Park St</i>)	\$315
3 Bedroom Deluxe (<i>2-storey version of 3 bed superior, located on Wakefield/Park St</i>)	\$330
4 Bedroom	
4 Bedroom Standard (<i>SPS/SPW building only</i>)	\$305
4 Bedroom Deluxe (<i>SPS/SPW building only</i>)	\$310

All rates are inclusive of electricity, gas, water, and laundry costs.

Internet access is available via Swinburne's free eduroam Wi-Fi service, or our third party paid service.

Other fees

Security Deposit (refundable)*	\$500	Termination Fee**	\$500
Administration Fee*	\$200	Lockout Fee***	\$10
Orientation Fee*	\$100	Room Change Fee	\$80
Social Club Fee (per semester)	\$45	Failed Cleaning Inspection Fee (minimum)	\$50

* Paid upon first entry into the Residences

** 56 days' notice must be given to terminate your licence agreement (in addition to the termination fee)

*** A lockout fee is charged for the 3rd and each subsequent lockout after office hours.

Incidentals

From time to time there may be extra charges placed on your account, e.g. lock out fees. If you are not the person that pays the account, it is your responsibility to communicate these charges to the person that does,

Calculating and invoicing your accommodation fees

Accommodation fees are calculated at a nightly rate, invoiced at the beginning of each month and are payable at the end of that month.

The invoiced amount usually changes every month depending on the number of days in each month. For example – March has 31 nights, so you are charged 31 nights, whereas April will only have charges for 30 nights.

Additional nights may be added to bring your billing in line with the standard first-of-the-month schedule.

All accommodation fees are invoiced and sent by email.

If your fees are paid by a parent, relative or another third party, we can copy them into the invoice emails if you (the resident) send a request in writing to residences@swin.edu.au. The resident retains full responsibility for payment obligations unless they're under 18 years of age.

If you have any questions about your monthly invoices or other accommodation fees, please contact Residential staff. We ask that you notify us well in advance if you're having trouble, or expecting to have trouble making a payment.

Residents are required to always stay a minimum 1 month in advance of their accommodation fees. If any fees remain unpaid by more than 14 days your licence *may* be terminated by Swinburne. We will make reasonable attempts to contact you to resolve the situation before this deadline is reached.

Payment Options

Please pay your fees online via the Residences Portal using Visa, MasterCard or Bpay. Card payments can also be made in person at the Residences office. Cash payments are not accepted.