

Accommodation Websites

UK

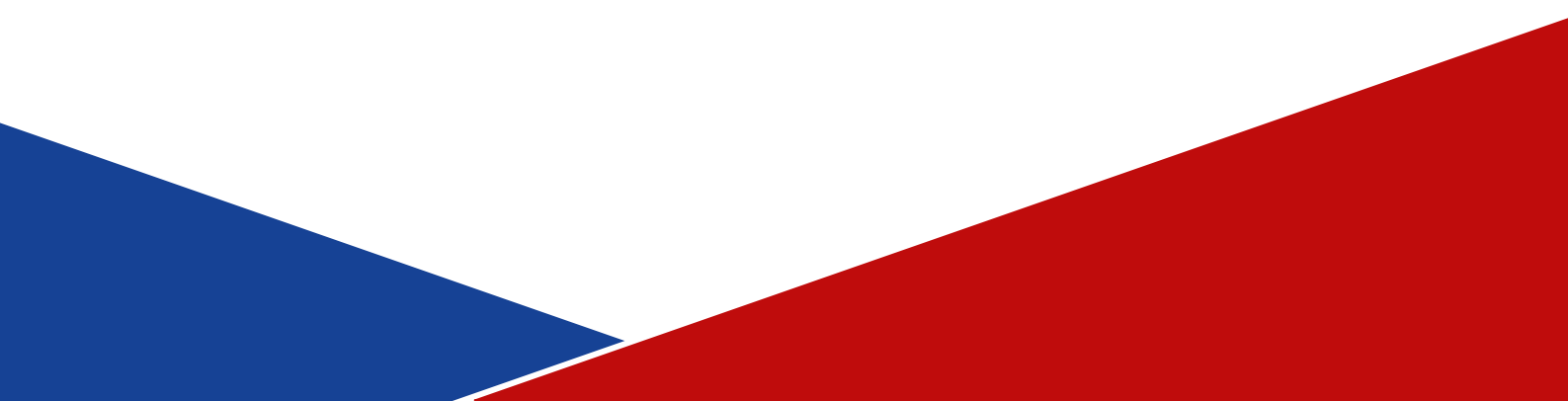
Accommodation Websites

1. Amberstudent (<https://amberstudent.com/>)
2. Uniacco (<https://uniacco.com/>)
3. Uhomes (<https://en.uhomes.com/>)
4. Spareroom (<https://www.spareroom.co.uk/>)
5. Casita (<https://www.casita.com/>)

Types of Accommodations

Comparison Metric	Purpose – Built Student Accommodation (PBSA)	University Halls	Private House
Target	International & postgraduate students, upper-year undergrads.	1st-year undergraduates, domestic students.	2nd & 3rd-year students living in groups with friends.
Utility Bills	100% All-Inclusive (single fixed weekly price).	Included in almost all university contracts.	Excluded usually. Housemates split and pay bills separately.

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Guarantor Requirements	Flexible; often allow installment options without a UK guarantor.	Handled directly by university financial systems.	Strict. Requires a UK-based guarantor or 3–6 months upfront rent.
Contract Lengths	Fixed-term: 39, 44, or 51 weeks.	Aligned with academic terms (approx. 38–40 weeks).	12-month AST tenancy contracts (usually July to June).
Safety & On-Site Support	24/7 security, CCTV, electronic keys, on-site reception.	University security team, resident tutors/wardens.	Basic domestic security (locks on main doors/rooms).
On-Site Amenities	Gyms, cinema rooms, quiet study hubs, gaming lounges.	Basic common room, shared laundry room.	None (standard residential home setup).



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Protection Policies	Standardized "No Visa, No Pay" & "No Place, No Pay" clauses.	University hardship & deferral cancellation policies.	Subject to private landlord discretion; rare cancellation refunds.
Council Tax Status	100% Exempt (student-only building).	100% Exempt (student-only building).	Exempt ONLY IF all tenants are full-time students.

