



Aalto University



HOUSING INFO

ENTRY-LEVEL ACCOMMODATION

Aalto University offers entry-level housing (providing that there is availability) and general support and information (tips, links etc.) in finding longer term rental apartment.

Entry-level accommodation has restricted accommodation time (1 day-6 months). Entry-level housing provides fully equipped and stress-free accommodation on arrival. Staying at the entry-level housing (for max 6 months) provides great starting point to seek for more permanent accommodation from the private market.

Aalto University's entry level-housing options:

- **Töölö Towers** researcher hotel, (single rooms to family apartments) located at the central district of Töölö, Helsinki
- **Aalto Töölö**, 9 furnished quality apartments located next to Töölö Towers
- **Aalto Inn**, 52 furnished apartments located at the Otaniemi Campus, Espoo

More info and pictures: www.unihome.fi

All the Aalto University's entry-level housing services provided by Unihome are reserved only via Aalto University department contacts.

Entry-level accommodation, price examples for 1 person (2017)

Töölö Towers (includes breakfast, linen, internet, cleaning)

Single room (14m²) 813€/month

Studio (17/18,5m²) 870€/month

1 bedroom apartment small (29-35m²) or large (46-47m²) 1050€ or 1185€/month

Aalto Inn (includes linen, internet, cleaning)

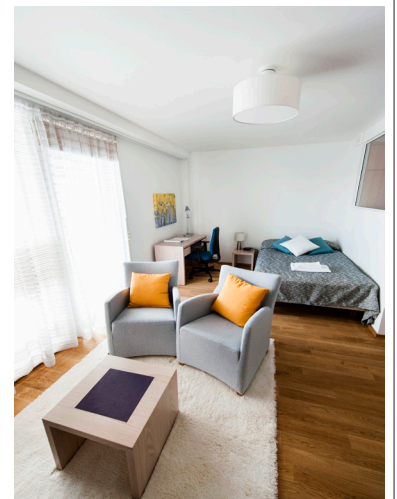
Studio apartment (29-35m²) 993€/month

Studio with balcony (30m²) 1023€/month

1 bedroom apartment (42-47m²) 1110-1170€/month

Aalto Töölö (includes internet, linen, cleaning)

Apartment sizes vary 50,5 m²- 131,5 m². Rents 1200-2970€/month



AFTER ARRIVAL

After arrival while staying at the entry-level accommodation and getting all the official matters settled (e.g. opening bank account, Finnish social security number etc) you should start looking more permanent apartment from the private rentals.

It is highly recommend that you go through our housing pages: <http://www.aalto.fi/en/housing>

Another very good “Moving to Finland” and “Housing”- info package can be found in here: <http://www.expats-finland.com/housing/index.html>

These sites provide plenty of information including extensive list of online portals where private rentals are announced.

HOW TO FIND A LONG-TERM PLACE?

Rentals are announced mostly at the different online portals. Rentals are announced by either the landlord directly (private person or organization/company) or by the estate agencies.

Some rental housing can be applied also by filling only an online application. E.g. VVO and housing investment company SATO presents their available rentals online and you can also apply to them just by filling an online application.

<https://www.vvo.fi/en/>
<https://www.sato.fi/en/sato>

Usually landlords and estate agencies arrange an open showing to the apartment. Sometimes one need to register to such in advance, but usually they are open for everyone, without pre-registering.

Open showings last usually only approx. 15-30 minutes, so be there on time! Especially smaller and conveniently located apartments are very wanted and there might be plenty of other people at the showing as well.

During the open showing, in case you find the apartment good, address your interest to the landlord/estate agent.

Usually there is a personal details form and /or application which you need to fill in. They might ask your personal details but also your employers contacts so that they can verify your capability to pay your rent. Thus it might be good to take a copy of your working contract or copy of the latest salary receipt with you. Based on these applications the landlord makes the decision.

Sometimes you can be lucky and manage to arrange private showing with landlord. In these cases, of course, it is easier for you to make good impression to the landlord.

If you get the place make, sure that you have the deposit payment immediately at hand. Usually deposit payment is equivalent to 1-3 months rent.

BUYING YOUR OWN APARTMENT

Majority of the finns live in owner occupied houses and apartments.

Average price for an apartment /m2 (depending on the location, condition and age) varies quite a lot: in Helsinki it may be round € 3500-5800 and in Espoo round € 3000-4200.

When purchasing a flat one usually needs to have min. 10% down payment at hand. Discuss the details of the conditions and mortgage types with your bank.

Also using an estate agency is rather common and might be a good idea.

More info on buying property in Finland:
<http://www.expats-finland.com/housing/index.html>





UNFURNISHED OR FURNISHED? EQUIPMENT- WHAT TO EXPECT?

It is good to know that majority of the private rentals are unfurnished. However there are many affordable ways to get apartment furnished in addition to buying everything from furniture shops, e.g. there are plenty of online forums where people are selling or giving away good secondhand stuff.

Although there might be some furnished apartments available, they are not as easy to find, at least for long term tenancy.

In Finland you can expect that the kitchen is equipped with the fridge and stove. However washing machine nor dish-washer are not that common utilities in rental apartments. Usually every apartment building has common laundry room and sauna which you can rent and reserve by paying tiny fee.

It is also good to know that tenant needs to bring all the ceiling lamps, and is responsible of making sure that the apartment has functional fire alarm.

WHAT IS THE AVERAGE RENT LEVEL?

You should prepare to the fact that it might take some time (sometimes even few months) to find suitable apartment. It also requires activity from you to visit the apartment open showings and contacting the landlords.

Rental level is rather high in Helsinki region (small studio apartments 20-30m² near campuses approx. 650-900€/month, two room apartments 40-60m² bedroom +living room + kitchen facilities) approx. 750-1300€/ month) and there is competition in getting good and affordable apartments in the rental market.

Especially the beginning of the Autumn term (August –October) is rather busy in the rental market.

In addition to monthly rent remember also the following costs:

- **home insurance** (usually required, costs vary, but e.g. 120€/year is quite good guess for apartment of 40m²),
- **electricity** (depending the consumption, e.g. 50-60€ for every 2nd month is quite good estimation for apartment of 40m²),
- **water fee** (10-20€/month/person),
- **internet** (approx. 20-30€/month).

AFTER FINDING A HOME

- Sign the rental agreement. Rental agreements can be either fixed term (e.g. 1 June-30 September) or open ended (until further notice).
- Make an electricity contract and open an internet connection (unless they are included to the rent)
- Make an official notification of change of address to post office and registry office