

2026-2027 Rent Calculator												
Standard Tenancies 39 Wks												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	8 Instalments Thereafter from 10 Sept	9th & Last Instalment 10 May	2% Amount	Total to pay after 2% discount and £500 advance rent payment
Bainfield Studio: Arthur's Seat House	05/09/2026	05/06/2027	274	£9,387.24	£34.26	£239.82	£500	£8,887.24	£987.47	£987.48	£187.74	£8,699.50
Bainfield City View Ensuite Cluster Flats: Calton, Blackford & Braid Hill House	04/09/2026	04/06/2027	274	£8,288.50	£30.25	£211.75	£500	£7,788.50	£865.39	£865.38	£165.77	£7,622.73
Bainfield City View Ensuite Cluster Flats: Arthurs Seat, Corstorphine, Craiglockhart Hill House & Castle Rockl House	05/09/2026	05/06/2027	274	£8,288.50	£30.25	£211.75	£500	£7,788.50	£865.39	£865.38	£165.77	£7,622.73
Bainfield Ensuite Cluster Flats: Calton, Blackford & Braid Hill House	04/09/2026	04/06/2027	274	£7,819.96	£28.54	£199.78	£500	£7,319.96	£813.33	£813.32	£156.40	£7,163.56
Bainfield Ensuite Cluster Flats: Arthurs Seat, Corstorphine, Craiglockhart Hill House & Castle Rockl House	05/09/2026	05/06/2027	274	£7,819.96	£28.54	£199.78	£500	£7,319.96	£813.33	£813.32	£156.40	£7,163.56
Slateford Studio: 1E Castlclaw House	04/09/2026	04/06/2027	274	£9,387.24	£34.26	£239.82	£500	£8,887.24	£987.47	£987.48	£187.74	£8,699.50
Slateford Road Ensuite Cluster Flats: 1E Castlclaw House	04/09/2026	04/06/2027	274	£7,819.96	£28.54	£199.78	£500	£7,319.96	£813.33	£813.32	£156.40	£7,163.56
Orwell Terrace Twin Rooms: 22B Scaldlaw House	05/09/2026	05/06/2027	274	£5,033.38	£18.37	£128.59	£500	£4,533.38	£503.71	£503.70	£100.67	£4,432.71
Orwell Terrace Ensuite Cluster Flats: 22A Carketton, 22B Scaldlaw, 24A Carnethy & 24B East Kip	05/09/2026	05/06/2027	274	£7,819.96	£28.54	£199.78	£500	£7,319.96	£813.33	£813.32	£156.40	£7,163.56
Monthly payments for Bainfield, Slateford and Orwell Terrace will be 10th of the month starting on 10/09/2026 & Non-UK based Guarantor Acceptable												
Extended Tenancies (Nursing/Postgraduate) 51 Wks												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	10 Instalments Thereafter from 10 Sept	11th & Last Instalment 10 July	2 % Amount	Total to pay after 2% discount and £500 advance rent payment
Slateford 2 Bed/1 Bathroom Premium: 1D Allermuir House	04/09/2026	25/08/2027	356	£10,914.96	£30.66	£214.62	£500	£10,414.96	£946.81	£946.86	£218.30	£10,196.66
Slateford Studio: 1E Castlclaw House	04/09/2026	25/08/2027	356	£12,196.56	£34.26	£239.82	£500	£11,696.56	£1,063.32	£1,063.36	£243.93	£11,452.63
Slateford Road Ensuite Cluster Flats: 1E Castlclaw House	04/09/2026	25/08/2027	356	£10,160.24	£28.54	£199.78	£500	£9,660.24	£878.20	£878.24	£203.20	£9,457.04
1st Trimester												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	3 Instalments thereafter from 10 Sept	4th & Last Instalment 10 Dec		
Orwell Terrace Ensuite Cluster Flats: 22A Carketton	05/09/2026	04/01/2027	122	£3,481.88	£28.54	£199.78	£500	£2,981.88	£745.47	£745.47		
Slateford Road Ensuite Cluster Flats: 1E Castlclaw House	04/09/2026	04/01/2027	123	£3,510.42	£28.54	£199.78	£500	£3,010.42	£752.61	£752.59		
2nd Trimester												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	3 Instalments thereafter from 10 Feb	4th & Last Instalment 10 May		
Orwell Terrace Ensuite Cluster Flats: 22A Carketton	07/01/2027	05/06/2027	150	£4,281.00	£28.54	£199.78	£500	£3,781.00	£945.25	£945.25		
2nd & 3rd Trimester												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	5 Instalments thereafter from 10 Feb	6th & Last Instalment 10 July		
Slateford Road Ensuite Cluster Flats: 1E Castlclaw House	07/01/2027	25/08/2027	231	£6,592.74	£28.54	£199.78	£500	£6,092.74	£1,015.46	£1,015.44		
3rd Trimester												
Developments	Start of Tenancy	End of Tenancy	Total Days	Total Rent	Daily Rate	Weekly Rate	Advance Payment	Pay in Full After Adv Pay	2 Instalments thereafter from 10 June	3rd & Last Instalment 10 May		
Slateford Road Ensuite Cluster Flats	04/06/2027	25/08/2027	83	£2,343.09	£28.23	£199.78	£0	£2,343.09	£781.03	£781.03		

Explanation/Breakdown of the Rental Costs
Total Days: the total number of days from the start and end of tenancy dates
Total Rent: the total Rental Cost (Total Days x Daily Rate)
Daily Rate: the weekly rate divided by the 7 days of the week
Advance Payment: the £500 advance rent payment students pay when applying on the online application system for student accommodation
Pay in Full/After Advance Rent Payment: the Total Rent minus the £500 Advance Payment
9/11 Instalments: the amount students will pay monthly from 10/09/2026 until 10/05/2027 OR 10/07/2027
2% Discount: is only permitted for student who are staying for a 39/50 week tenancy at Bainfield, Orwell Terrace & Slateford Rd (not Nominations Agreements). Early Terminations prior to official tenancy end date will be deducted the 2% Discon
Tenancy Agreement Section 2C states if the student is eligible for the 2% disocunt and terminates tenancy before 7th Jan 2027 this discount will no longer apply and will be required to be backpaid.

Example: John Smith is studying Engineering and therefore requires a 39 week tenancy. He has been allocated in an ensuite accommodation at Bainfield at £199.78 per week.
John's total rental was £7819.96 but after he applied for accommodation and made £500 Advance Rent Payment his total outstanding rental cost is now £7319.96
John's has decided to pay in monthly installments so he sets up a Recurring Card Payment via Epay (instructions per his reservation email)
as per the Installment plan he will pay 8 installments of £813.32 on 10th of Sept, Oct, Nov, Dec, Jan, Feb, March & April. John will then have an 9th installment rental payment on 10th May for £813.32.