# Rural Student Accommodation Scenario

### Location and context within organisation

Located 5 kms outside of a major regional centre and within 2 kms of the regional health service, the student accommodation is only available for students on clinical placement at the health service.

The property is in a tourist region and accommodation costs for students outside of the student accommodation can be expensive and in many cases is less than ideal for students.

**Current offering**

The accommodation consists of two large 3 bedroom units located on a single property with shared garden. There is off-street parking but no garage or shed. Each bedroom is lockable and contains a bed, chest of drawers, chair and desk. Kitchen, lounge, bathroom and laundry facilities are shared. The accommodation is available 365 days of the year for students on clinical placement; however the current utilisation is 40%.

**Users & beneficiaries**

The Centre has a good understanding of their current users, which include students on clinical placement at the regional health service. The Centre does not communicate regularly with its users and beneficiaries; however the users are invested in the continuation of the offering as they have few alternative options. The basic accommodation needs of the users and beneficiaries are well understood, however the Centre has little understanding of their needs beyond this.The users and beneficiaries are not actively engaged in the development of the service offering, however over the years there has been informal feedback given to the Centre.

**Revenue & costs**

Students pay a nominal fee of $15 per night to stay and an additional charge for linen unless they choose to bring their own. The fee covers some cleaning costs. Maintenance, insurance and outgoings (electricity, water, gas) are covered by the health serviceand cost approximately $15,000 per annum. Administration services are also covered by the health service with a 0.5FTE resource to manage bookings and the upkeep of the property, $35,000 per annum. The centre does not have a good understanding of the full suite of costs involved in running and maintaining the centre, nor how much students would be willing to pay for the accommodation.

There has been internal discussion around sharing the accommodation with other Centres/government agencies however do date this has not occurred.

**Summary**

The property was purchased 3 years ago and all fixtures and fittings are of a good quality and are well maintained.

**Current Challenges**

Utilisation is limited to clinical placement times and the accommodation is largely unused outside of these times.