

These Terms and Conditions apply to all Cashback offers available exclusively to 2026/27 new customers at participating Student Roost properties listed in paragraph 2 below.

1. Definitions

‘Cashback’ refers to a monetary reward for booking accommodation with Student Roost for the 2026/27 academic year, subject to the terms and conditions set out below.

‘Offer Period’ means the period between 17:00 BST on 20 March 2026 and 23:59 BST on 19 June 2026 for Nottingham Two, and 23:59 BST on 31 July 2026 for other properties in the paragraph 2, or until all Cashback allocations have been claimed, whichever occurs first.

‘Minimum tenancy period’ means the minimum tenancy length stated on the relevant property page.

Customers who complete a room booking for the 2026/27 academic year at one of the qualifying properties listed in paragraph 2 will receive Cashback, subject to these terms and conditions. No cash alternative is available.

The maximum number of Cashback offers available at each property listed in paragraph 2 may be limited. Cashback offers may also vary by monetary amount or to a specific room type.

2. Qualifying Properties, Cashback Values and Codes

Property Code	Number of Cashback offers available	Cashback Value	Discount
York House	50	£350	YH350CDDL
York House	25	£200	YH200DL
York House (51 week tenancies only)	30	£200	YHM200DL
Deakins Place	50	£350	DP350CDDL
Deakins Place	25	£200	DP200DL
Deakins Place (51-week studio only)	25	£1,000	DP1KCB
Nottingham Two	75	£350	NT350CDDL
Nottingham Two (51-week studio only)	50	£1,000	N21KCB
Trinity Square	50	£350	TS350CDDL
Trinity Square (51 week tenancies only)	50	£350	TRI350DL

Hydrogen	60	£250	HY250CDDL
Hydrogen (51-week studio only)	50	£300	HYM300DL
Hydrogen (51-week studio only)	50	£500	HYM500DL
Central Place	90	£500	CP500DL
Solly House @ Central Place	2	£500	SH500DL
Mellor Apartments @ Central Place	2	£500	MA500DL
Page Apartments	4	£500	PA500DL
Cornerhouse	40	£500	CH500DL
Hollis Croft	150	£500	HC500DL
Laycock Studios	40	£500	LS500DL
Sheffield 3	200	£500	S3500DL
St Mungo's	20	£500	SM500CDDL
Tramways	25	£200	TRA200DL
The Towpath	20	£200	TT200DL
The Oaks	25	£250	TO250DL
The Oaks	30	£500	TO500DL
St Mungo's	50	£500	SM50026

3. Eligibility

To qualify for a Cashback reward, a customer must:

1. Be a new customer (i.e. not currently residing with Student Roost for the 2025/26 academic year); and
2. Book a room for the 2026/27 academic year during the Offer Period at one of the eligible properties listed in paragraph 2, for the specified minimum tenancy period and, if applicable, in a qualifying room type; and
3. Enter the relevant promotional code listed in paragraph 2 during the booking application; and
4. Complete all booking requirements (accept the terms and conditions of Student Roost's 2026/27 tenancy agreement, pay the deposit (if applicable), ensure that the guarantor signs and returns the Guarantee Agreement) for a minimum tenancy period

of 40 weeks, and pay the rent instalments due under their 2026/27 tenancy agreement in cleared funds by the due date; and

5. Check in to the relevant property listed in paragraph 2 at the start of the 2026/27 tenancy and not have given notice of cancellation; and
6. Be aged 18 or over and enrolled in UK higher/further education.

Customers who are in rent arrears or in breach of any prior tenancy agreement with Student Roost are not eligible for this offer.

4. The Cashback will be issued in the form of a pre-paid virtual payment card. A link to the pre-paid virtual payment card will be sent to qualifying customers, via the email address provided to Student Roost during the room booking process, no later than 31 October 2026 providing that the qualifying customer has: i. checked into the relevant property listed in paragraph 2; and ii. fully complied with all steps and requirements described in paragraph 1 above.

5. Cashback cannot be exchanged for cash, gift cards, or transferred.

6. Only one Cashback reward per qualifying tenancy.

7. Customers in dual occupancy rooms are entitled to one pre-paid virtual payment card only.

8. Cashback cannot be applied retrospectively to customers who have already completed a room booking at a property listed in paragraph 2 for the 2026/27 academic year before this Offer Period.

9. Cashback cannot be combined with other promotions unless explicitly stated.

10. This offer excludes bookings for the 2026/27 academic year made through a nomination agreement or referral agreement.

11. Rooms at the properties listed in paragraph 2 are subject to availability.

12. Student Roost accepts no responsibility for bookings not successfully completed during the Offer Period due to a technical fault, technical malfunction, computer hardware or software failure, satellite, network or server failure of any kind.

13. The pre-paid payment card will be valid for one (1) year from the date of dispatch. The expiry date will be indicated on the card.

14. Use of the card is subject to the terms and conditions of the card issuer and/or Pluxee UK Ltd.

15. Student Roost shall not be liable for any loss, damage, or inconvenience arising from participation in this incentive or use of the card.

16. The offer is personal to the qualifying customer. The pre-paid virtual payment card is non-transferable.

17. In the event of early termination of the tenancy agreement at any point during the academic year, we reserve the right to withdraw any Cashback offer and/or deduct the value of any Cashback already paid from any refund that may be due.

18. Student Roost may, at its discretion, provide Cashback through an alternative method if for any reason it is unable to facilitate the pre-paid virtual payment card. Requests for any alternative methods will not be accepted.

19. The decision to pay the Offer is at the absolute discretion of Student Roost. Student Roost reserves the right to withdraw or change this offer at any time.

20. Student Roost reserves the right to amend, withdraw, or extend offers at any time. These terms are governed by English law and subject to the exclusive jurisdiction of the English courts.

Promoter: Student Roost, Alpha Tower, 14th Floor, Suffolk Street Queensway, Birmingham, B1 1TT.

Version control

Version: v11

Date: 18/06/2026

Summary:

Cashback offer introduced for the following property from 9:00 AM on 18th June 2026:

St Mungo's

Version control

Version: v10

Date: 10/06/2026

Summary:

Cashback offer updated to not include the following properties from 23:59 on 10th June 2026:

The Towpath

Tramways

St. Mungos

Hydrogen

The Oaks

Version: V9

Date: 08 June 2026

Summary:

Cashback offer updated from 14:00 on 08 June 2026:

Nottingham Two Removed from the £1,000 CashBack Promotion.

Version: v8

Date: 03 June 2026

Summary:

Cashback offer updated from 00:01 am on 03 June 2026:

Hydrogen cashback value increased to £500 (51-week studio only) (code: HYM500DL): 50 codes

Offers no longer available from 12:00 pm on 03 April 2026:

Central Place, Solly House @ Central Place, Page Apartments, Cornerhouse, Hollis Croft, Laycock Studios, Sheffield 3, Mellor Apartments

Version: v7

Date: 18 May 2026

Summary:

Cashback offer updated from 00:01am on 18 May 2026:

Deakins Place introduce £1,000 cashback (51-week studio only) (code DP1KCB): 25 codes

Nottingham Two introduce £1,000 cashback (51-week studio only) (code N21KCB): 50 codes

Hydrogen cashback value increased to £300 (51-week studio only) (code: HYM300DL): 50 codes

Trinity Square offer changed to 51-week tenancies only (code: TRI350DL): 50 codes

York House offer changed to 51-week tenancies only (code: YHM200DL): 30 codes

Offers for the following properties to be extended until 11:59pm on 31 July 2026:

St Mungo's, Hydrogen, Trinity Square, York House, Central Place, Cornerhouse, Hollis Croft, Sheffield 3, Laycock Studios, Solly House, Mellor Apartments, Page Apartments, Towpath, Tramways, The Oaks

Offers for the following properties to be extended until 11:59pm on 19 June 2026:

Deakins Place, Nottingham Two

Number of cashback allocations available updated as of 00:01am on 18 May 2026

Version: v6

Date: 6 May 2026

Summary:

As of 23:59pm on 6 May 2026:

New offer live for Hydrogen, ONLY eligible after 23:59pm.

Version: v5

Date: 30 April 2026

Summary:

As of 23:59pm on 30 April 2026:

New offer live for St Mungo's, ONLY eligible after 23:59pm.

Offer at The Oaks changed to value 500, allocation of 20, and code TO500DL, ONLY eligible after 23:59pm.

Version: v4

Date: 29 April 2026

Summary:

Offers no longer available from 23:59pm on 29 April 2026:

Deakins Place

Version: v3

Date: 21 April 2026

Summary:

Cashback values updated:

Tramways introduced £200 cashback (code TRA200DL): 20 codes

The Towpath introduced £200 cashback (code TT200DL): 20 codes

Deakins Place reduced to £200 (code DP200DL)

York House reduced to £200 (code YH200DL)

The Oaks introduced £250 cashback (code TO250DL): 25 codes

Offers for the following properties to be extended until 23:59pm on 17 May 2026:

Tramways, The Towpath, York House, Deakins Place, Nottingham 2, Trinity Square, The Oaks

Offers for the following properties to be extended until 23:59pm on 31 May 2026:

Central Place, Solly House @ Central Place, Mellor Apartments @ Central Place, Page Apartments @ Central Place, Cornerhouse, Hollis Croft, Laycock Studios, Sheffield 3.

Number of discount allocations available updated as of 23:59pm on 21 April 2026

Version: v2

Date: 27 March 2026

Summary:

Cashback values updated:

Central Place increased to £500 (code updated to CP500DL)

Solly House @ Central Place increased to £500 (code updated to SH500DL)

Page Apartments increased to £500 (code updated to PA500DL)

Cornerhouse increased to £500 (code updated to CH500DL)

Hollis Croft increased to £500 (code updated to HC500DL)

Laycock Studios increased to £500 (code updated to LS500DL)

Sheffield 3 increased to £500 (code updated to S3500DL)

Mellor Apartments increased to £500 (code updated to MA500DL)

Version: v1

Date: 20 March 2026

Summary: Initial publication of CASHBACK OFFER (NEW CUSTOMER) FOR 2026/27 ROOM BOOKINGS