

PICK'N'MIX OFFER CHOICE FOR 2026-27 ROOM BOOKINGS SHEFFIELD Version 2

1. The first 150 customers who make a room booking at one of the following Student Roost Sheffield properties for the 2026/27 academic year between 12:00pm BST on 3 June 2026 and 23:59pm BST on 11 June 2026, or until all promotional rewards have been allocated, whichever occurs first ("Offer Period"), will be entitled to select one of the promotional rewards listed in clause 8, subject to these terms and conditions:

- Hollis Croft
- Central Place
- Cornerhouse
- Laycock Studios
- Sheffield 3
- Solly Houses @ Central Place
- Mellor Apartments @ Central Place
- Page Apartments @ Central Place

1. There are only 150 promotional rewards available in total, comprising:

- 50 Free Laundry and Gift Packages;
- 50 £500 Rent Discounts; and
- 50 £500 Cashback Rewards.

This offer is open to new customers only.

1. To qualify a customer must:

- complete a booking for the 2026/27 academic year at one of the participating Student Roost Sheffield properties during the Offer Period; and
- book a 44 week tenancy for an Ensuite room type; and
- enter the code PicknMix26 in their booking application; and
- be aged 18 years or older at the start of the 2026/27 tenancy period; and
- be undertaking a course of study at an institution of further and/or higher education in the United Kingdom during the 2026/27 academic year; and
- check-in to their Student Roost Sheffield property at the start of the 2026/27 tenancy; and
- not give notice to cancel their 2026/27 tenancy agreement.

For a booking to complete, the customer must have accepted the terms and conditions of Student Roost's 2026/27 tenancy agreement, paid the deposit (if any), their guarantor must have signed and returned the guarantee agreement and any applicable cooling off period must have expired without the customer giving notice of cancellation. Internet access is required.

1. Rooms are subject to availability.
2. This offer is only available on ensuite room type bookings with a tenancy length of 44 weeks. Shorter tenancy lengths are excluded.

3. Eligibility for the offer will be determined by the date and time a booking is fully completed.
4. This offer cannot be applied retrospectively to customers who have already completed a room booking for the 2026/27 academic year.
5. This offer excludes bookings for the 2026/27 academic year referred through a nomination agreement or a referral agreement.
6. Qualifying customers may select one of the following rewards, subject to availability:
 - Free Laundry and Gift Package, comprising:
 - a laundry card pre-loaded with £200 credit; and
 - either a Nintendo Switch 2 or a Galaxy Tab;

OR

- a £500 Rent Discount;

OR

- £500 Cashback.

Each reward category is limited to 50 qualifying customers and will be allocated on a first come, first served basis.

1. Once a reward category has been fully allocated, customers must select from the remaining available reward categories.
2. Reward selections are final and cannot be changed once submitted.
3. If a qualifying customer does not select a reward within the timeframe specified by Student Roost, they will automatically receive the £500 Rent Discount. Such customers will not be entitled to subsequently select an alternative reward.
4. Only one promotional reward is available per qualifying customer. Customers in dual occupancy rooms are only entitled to one promotional reward between them.
5. Qualifying customers selecting the Free Laundry and Gift Package will be contacted by email by 31 October 2026 with details regarding collection or delivery of their selected gift and laundry card, subject to the qualifying customer checking-in at the start of their tenancy and confirming their email address on check-in.
6. Customers selecting either a Nintendo Switch 2 or Galaxy Tab are subject to stock availability. Student Roost reserves the right to substitute either item with an alternative item of equal or greater value if required. No cash alternative is available.
7. Laundry cards are non-transferable, have no cash value and may only be used at the laundry facilities within the customer's Student Roost Sheffield property where applicable.
8. Customers selecting the £500 Rent Discount, or who are automatically allocated the £500 Rent Discount under clause 12, will have the discount applied to the final rent instalment due under their 2026/27 tenancy agreement.
9. Customers selecting the £500 Cashback reward will receive payment by a method determined by Student Roost following successful check-in and verification of eligibility. Cashback payments will be made by 31 December 2026.

10. If a qualifying customer does not check-in at the start of their 2026/27 tenancy period they will forfeit entitlement to their selected reward.
11. The promotional rewards are personal to the qualifying customer and are non-transferable.
12. By completing a room booking a customer gives their consent for their email address and contact details to be used by Student Roost and any third party fulfilment provider for the purpose of administering and fulfilling the selected reward.
13. If a customer cancels their 2026/27 tenancy agreement during the tenancy period they will forfeit entitlement to their selected reward. If a gift item has already been dispatched or delivered, Student Roost reserves the right to recover the item or charge the customer its retail value.
14. 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.
15. This offer can be applied in conjunction with any other Student Roost offer or promotion unless expressly stated otherwise.
16. These terms and conditions are governed by English law and subject to the exclusive jurisdiction of the English courts.
17. Student Roost reserves the right to withdraw, amend or change the offer at any time.

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

Version control

Version: v2 Date: 11/06/2026

Summary: Offer closed early across all sites.