

Roost Rewards 2026/27 – Terms and Conditions – Amended

New and existing customers who complete a room booking for the 2026/27 academic year at one of the properties in the cities listed in the table below in paragraph 4 will receive their choice of either a Nintendo Switch – OLED Model (White) (“Nintendo Switch”) or a Samsung Galaxy Tab S10 Lite 10.9in 128GB Wi-Fi Tablet - (Grey) (“Samsung Galaxy tablet”) (the ‘Prizes’), subject to these terms and conditions. No cash alternative is available.

1. Only a limited number of Prizes are available at each city.
2. This offer is open from 17:00 GMT on 6th March 2026 until 23:59 BST on 30th March 2026 or until all the Prizes at each city have been allocated, whichever is earlier (“Offer Period”). This is the period during which the booking must be completed.
3. This offer can be used in conjunction with other offers, promotions or discounts.
4. This offer is only available at the cities and properties stated below and the maximum number of Prizes available in each city is stated below:

City	Number of Prizes available
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Brighton (Hillfort House)	50 Nintendo Switch or Samsung Galaxy Tablet
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Chester (Tramways, The Towpath)	50 Nintendo Switch or Samsung Galaxy Tablet
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Durham (Chapel Heights)	25 Nintendo Switch or Samsung Galaxy Tablet
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Edinburgh (Brewers Court, Portsmouth Court, Lady Nicholson Court, Panmure Court)	25 Nintendo Switch or Samsung Galaxy Tablet
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Glasgow (Merchant Apartments, Merchant Studios, Gibson Street, Dobbie’s Point, Buchanan View, St Mungos)	100 200 Nintendo Switch or Samsung Galaxy Tablet
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London (Mannequin House)	50 Nintendo Switch or Samsung Galaxy Tablet
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Newcastle (St James Point, St James House, Newcastle 1)	50 Nintendo Switch or Samsung Galaxy Tablet
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Newcastle (St James Point, St James House, Newcastle 1) STUDIO ONLY	50 Nintendo Switch or Samsung Galaxy Tablet
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Nottingham (Hydrogen, Trinity Square, York House, Nottingham Two, Deakins Place)	100 200 Nintendo Switch or Samsung Galaxy Tablet
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Sheffield (Hollis Croft, Sheffield 3, Cornerhouse, Laycock Studios, Central Place, Solly Houses, Mellor Apartments, Page Apartments)	100 200 Nintendo Switch or Samsung Galaxy Tablet
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York (Frederick House, The Boulevard) 50 Nintendo Switch or Samsung Galaxy Tablet

5. To qualify, a customer must:

a) complete a room booking for the 2026/27 academic year during the Offer Period at one of the properties listed above in paragraph 4, for a minimum tenancy period of 39 weeks; and

b) be aged 18 years or older at the start of the 2026/27 tenancy period; and

c) 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

d) check in to the relevant property at the start of the 2026/27 tenancy and not have given notice of cancellation; and

e) If an existing customer, not be in rent arrears under their 2025/26 tenancy agreement or otherwise in breach of their 2025/26 tenancy agreement or any prior tenancy agreement with Student Roost; and

f) Pay the first rent instalment due under their 2026/27 tenancy agreement in cleared funds by the due date.

6. For a booking to complete, the qualifying 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 or cancellation period must have expired without the customer giving notice of cancellation. Internet access is required.

7. This offer is only available for bookings made at the properties listed above in paragraph 4. Bookings made at properties not listed in the table are not eligible for this offer.

8. The Prizes are subject to availability. Once the maximum number of Prizes at each city has been allocated, no further Prizes will be available for that city.

9. Only one choice of the Prizes will be permitted per completed booking, either the Nintendo Switch or the Samsung Galaxy Tablet. Customers are not able to claim both Prizes.

10. Qualifying customers will be contacted via the email used in their booking no later than 17:00 BST on 17th April 2026, with details of how to select their preferred Prize (the Nintendo Switch or the Samsung Galaxy tablet). The Prize selection must be made no later than 17:00 BST on 17 May 2026. The Prize will be available for collection from the property reception desk, after the Customer has checked-in to the relevant property and completed all the steps in paragraph 5.

11. If a customer does not check in to the property at the start of their 2026/27 tenancy, they will forfeit entitlement to the Prize.

12. If a customer cancels their 2026/27 tenancy agreement before or during the tenancy period, or fails to pay rent instalments or any other outstanding amounts due under their 2025/26 tenancy agreement, they will forfeit entitlement to the Prize.
13. This offer cannot be applied retrospectively to customers who have already completed a room booking before the Offer Period.
14. This offer excludes bookings for the 2026/27 academic year referred through a nomination agreement or a referral agreement.
15. No cash or alternative item will be offered in place of the Nintendo Switch or Samsung Galaxy table if for any reason Student Roost cannot procure one or both of the Prizes.
16. The Prizes are non-transferable. Customers in dual occupancy rooms are entitled to one Prize item only.
17. Rooms are subject to availability.
18. 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.
19. The promoter accepts no responsibility for the quality, suitability or warranty of the gift. Any faults or defects should be addressed directly with the manufacturer in accordance with their warranty terms.
20. The promoter reserves the right to withdraw, amend or extend this offer at any time.
21. These terms and conditions are governed by English law and the courts of England and Wales.

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

Version Control

Version: v3

Date: 24 March 2026

Summary: Additional allocation of 50 Roost Rewards added for Newcastle 1, St James' Point, and St James' House, applicable to studio bookings only.

Version: v2

Date: 17 March 2026

Summary: Offer updated to apply to Brewers Court only for Edinburgh, add St Mungo's for Glasgow, and increase the number for Sheffield, Nottingham and Glasgow to 200 each

Version: v1

Date: 6 March 2026

Summary: Initial publication of Roost Rewards 2026/27 – Terms and Conditions