



Off-Campus LIVING

From Dorm to Apartment — Essentials for Your Move



FIND YOUR INTERIOR DESIGN STYLE

STOP CLUTTER BEFORE IT STARTS

SECRETS TO ROOMMATE HARMONY

Are you ready to make a change for the better?

College success coaching with Nicki leads to student success!



Nicki Nolle
Coaching



Nicki Nolle Coaching

Student Success Coach
Your Key to Personal and
Academic Success

Helping Students Graduate Since 2012

Let's Connect: www.NickiNolleCoaching.com | Nicki@NickiNolleCoaching.com



COACHING PACKAGES

\$2,500

4 months of intensive personal development with the support you need to grow into the person you know you can be.

Choose from 4 different goal-oriented packages or work with Nicki to design your own.

Choose the right package for you:

Vision and Values

Plan a future grounded by your core identity.

Stress Management

Coping with the challenges of college life and beyond.

Mindset and Goal Setting

Know what you want and how to get there.

Time Management and Productivity

Be a master of your own time.

All Packages include:

Up to 8 one-on-one coaching sessions.

Weekly check in emails from Nicki.

Access to Nicki's library of 20+ online personal development resources.

Access to all online workshops.



ONE-ON-ONE COACHING

1-Hour Session: \$150

Personalized coaching without the commitment of a coaching package.



INITIAL CONSULTATION

Free

Not sure if coaching is right for you? Need more information? Talk with Nicki to learn more.



WORKSHOPS

Prices Vary

Online workshops let you work at your own pace on the challenges which are most important to you.

Give them one less thing to worry about

Send them a personal care bundle today

**TWO FREE GIFTS WITH PURCHASE
AND 15% OFF EVERYTHING**

Purchase any college bundle and get a
FREE TOILETRY BAG

Spend \$40 and receive
FREE SHIPPING

Spend \$70 and also receive a
FREE MANICURE SET



Rooster Essentials

COLLEGE STUDENT BUNDLES



WOMEN'S VARSITY BASIC BUNDLE

\$19.97

Includes all the essentials for a daily personal hygiene routine.



WOMEN'S VARSITY PERSONAL CARE

\$54.43

Includes everything for your daily personal hygiene routine.



MEN'S VARSITY BUNDLE

\$16.39

Includes the essentials for a personal hygiene routine.



MEN'S VARSITY SHAVE BUNDLE

\$39.86

Includes items to keep you looking and feeling your best.



SMILE BUNDLE

\$73.34

Includes the essentials for your oral care routine.



CERAVE CARE PACKAGE

\$43.56

Includes the essentials for your skincare routine.

Contents



8

WHAT'S YOUR INTERIOR DESIGN STYLE?

Are you Boho? A minimalist?
Take our quiz and find out!

12

ESSENTIALS BY ROOM

Living Room, Kitchen, Bathroom,
Bedroom, Cleaning Supplies



STOP CLUTTER BEFORE IT STARTS

Follow these four steps and you'll
never have to declutter.

23



26

HOME DECOR

Wall Art, Rugs, Curtains,
Tabletop Decor, Pillows





32

RENTER-FRIENDLY WAYS TO PERSONALIZE YOUR SPACE

Tips, tricks, and hacks for making your rental home your own and still getting your security deposit back.

33

HOW TO BE A GOOD TENANT AND NEIGHBOR

Because you want to take care of your place and keep the peace with the people next door.



34

LIVING WITH ROOMMATES

Advice for managing your new household responsibilities and promoting roommate harmony.



38

ROOMMATE AGREEMENT

Rules and expectations will be crystal clear when you print and complete this roommate agreement!





Your One-Stop for *Off-Campus Living*

You're moving into your first off-campus home
– congrats! It may feel like there's a million
things to do, but put down your shopping list.
We've got everything you need.

What's Your

Interior Design Style?

In order to start shopping for your new off-campus home, it's important to know what style really speaks to you! Take this quiz to find out.

Pick one answer for each question.

1. YOUR FRIENDS WOULD DESCRIBE YOU AS...

A. Organized.

B. Adventurous.

C. Relaxed.

D. Put-Together.

2. CHOOSE A RUG

A.



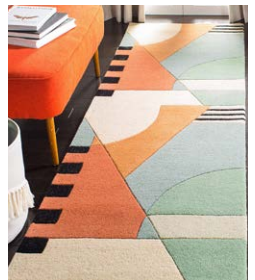
B.



C.



D.



3. CHOOSE A BEDDING SET

A.



B.



C.



D.



4. CHOOSE YOUR FAVORITE WALLPAPER

A.



B.



C.



D.



5. CHOOSE A SOFA



6. CHOOSE A PIECE OF WALL ART



7. CHOOSE A MIRROR



8. CHOOSE YOUR IDEAL BEDROOM



9. YOUR DREAM VACATION WOULD BE TO...

A. Paris

B. Budapest.

C. Bali.

D. Rome.

10. WHEN IT COMES TO COLOR YOU...

A. Avoid bright colors and want to keep it simple.

B. Can't get enough of it!

C. Prefer warm, natural tones.

D. Like bright pops of organic color.

Find out your results >>

Answers

These are only general guidelines! You most definitely don't have to fit into any particular style – make yourself happy!

Mostly A's

Minimalist

You prefer simplicity over excess and your style reflects how you live your life: simple, carefree and organized. Being in school is stressful enough – you want your home to work with you, not against you.

What to look for: clean lines, monochromatic, functional features

Where to Shop: [Article](#), [IKEA](#), [H&M Home](#), [Apt2b](#)

IDEAL COLOR PALETTE:



Mostly B's

Eclectic

You like to have fun with your home! You revel in color and texture and you don't worry about how everything goes together (you just know it will).

What to look for: velvet, bold patterns, collage walls

Where to Shop: [World Market](#), [Overstock](#), [Urban Outfitters](#)

IDEAL COLOR PALETTE:



Mostly C's

Boho

You want an earthy, organic feel to your home. You love natural light. Let the sunshine in!

What to look for: natural materials (bamboo, cotton, etc.), organic shapes, warm neutral tones

Where to Shop: [World Market](#), [Pottery Barn](#), [Urban Outfitters](#), [West Elm](#)

IDEAL COLOR PALETTE:



Mostly D's

Mid-Century Modern

You love interior design that'll stay in fashion for years to come. You aren't a color fanatic, but you do like some pops of color and statement furniture in your home.

What to look for: geometric curving lines, medium-stain wood, organic materials, bold natural colors

Where to Shop: [World Market](#), [Urban Outfitters](#), [West Elm](#), [Overstock](#)

IDEAL COLOR PALETTE:



A photograph of a bedroom interior. In the foreground, a white dresser with multiple drawers and small black knobs is visible. On top of the dresser, there is a small framed picture, a stack of books, and a glass. To the right of the dresser is a large, leafy green plant in a black pot. In the background, a white door is set against a light-colored wall. Above the door, there are three framed pieces of botanical art, including a monstera leaf and various tropical plants. A black metal bed frame is partially visible in the bottom right corner. The floor is made of light-colored wood, and a patterned rug is on the floor near the door.

Essentials *By Room*

Moving into an off-campus house is exciting — and overwhelming! It's tempting to jump straight into the fun things, but don't forget your essentials. We've got fun basics fit for any style.

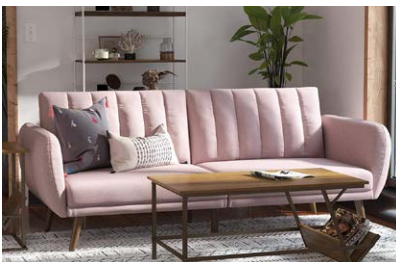


The Living Room

This is the main shared living space so make sure it has plenty of seating, and enough storage to prevent clutter.

SEATING

Save space and make your furniture work for you by getting multifunctional seating!



NOVOGRATZ FUTON

Starting at \$249.00



DHP PAXTON FUTON

Starting at \$290.00



MOPIO AARON FUTON

Starting at \$329.00



PAPASAN CHAIR

Starting at \$139.00



**SHINTENCHI
CONVERTIBLE SOFA**

Starting at \$419.00



**NOBLE HOUSE
ORLANDO SOFA**

\$399.00



**HOMCOM CONVERTIBLE
SOFA OTTOMAN**

\$297.00



**VELVET SWIVEL CHAIR
WITH OTTOMAN**

Starting at \$265.99



EURO STORAGE FUTON

Starting at \$387.99

COFFEE TABLE & MEDIA CENTER

Try to pick a coffee table that not only looks nice but is functional as well. If your living room is small, pick a coffee table and/or media center that is raised off of the ground more than an inch or two and/or has open shelving within it. This will make your space feel bigger and more open.



COFFEE TABLE WITH SHELVING

\$289.00



LIFT-TOP COFFEE TABLE

\$159.00



GLASS-TOP COFFEE TABLE

Starting at \$151.99



OPEN-SHELVING FOR UP TO 42" TV

Starting at \$54.00



3-DOOR FOR UP TO 50" TV

Starting at \$99.00



MANHATTAN COMFORT TV STAND

Starting at \$124.99



The Kitchen

A lot of people will be in here daily, so you want to have everything you need! Check in with your roommates on who's buying what before you splurge.



39-PIECE KITCHEN UTENSIL SET

\$39.99



TRASH CAN

\$37.89



TUPPERWARE SET

\$43.99



HAND TOWELS

\$16.99



BAKEWARE SET

\$25.99



DINING SET

\$345.00



KEURIG

\$189.00



CUTTING BOARDS

\$17.99



TOASTER OVEN

\$39.99



OVEN MITTS

\$15.99



WATER FILTER

\$44.99



PLATE AND BOWL SET

\$68.90



SALT & PEPPER SHAKERS

\$13.99



DRINKING GLASSES

\$14.99



PAPER TOWEL HOLDER

\$11.99



CUISINART KNIFE SET

\$14.99



DINING TABLE

\$89.00

Keep it simple and save space with this table!



DINING CHAIRS

\$90.00

Give a mid-century touch to your dining area.



36-PIECE FLATWARE SET

\$26.99



MIXING BOWLS WITH LIDS

Starting at \$35.99

SMALLER KITCHEN ESSENTIALS:

Tinfoil, Plastic Wrap, Reusable Grocery Bags, Fridge Organizing Bins, Recycling Bin, Paper Towels



STAINLESS STEEL COOKWARE SET

\$169.99



MICROWAVE

\$109.99

Double-check that your rental doesn't have one!



The *Bathroom*

It's likely that you'll be sharing a bathroom. In order to avoid instant mess, organizers are your friend.





BATHROOM ACCESSORIES SET

\$25.99

A complete set which equips everything you will need to organize your toiletries.



TUBSHROOM

\$12.99

Say no to paying \$150 just for a clogged shower drain.



OVER-THE-DOOR TOWEL RACK

\$27.96

Keep everyone's towels dry and off of the floor.



SHOWER CURTAIN

\$12.00



QUICK-DRY TOWELS

Starting at \$5.00



2-TIER-STANDING SHOWER CADDY

\$32.00

This caddy makes for easy organization in your bathroom.



DIPDYE BATH RUG

\$20.00



CORNER SHELF

\$49.99



UNDER-SINK STORAGE

Starting at \$20.00



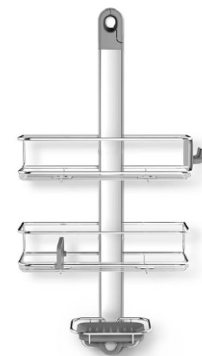
GLORIA GEO HAND TOWEL

\$13.00



MEDALLION BATH RUG

\$20.00



SHOWERHEAD CADDY

\$49.00

Reposition the adjustable shelves of this caddy so you can customize your bath storage.



SMALLER BATHROOM ESSENTIALS:

Toilet Paper, Shampoo, Conditioner, Body Wash, Loofah, Razor, Shaving Cream, Face Wash, Face Moisturizer, Hand Soap, Body Lotion

The Bedroom

Your bedroom is your sanctuary, so make sure it has everything you need.



**GHOSTBED COOLING
GEL MATTRESS**

Starting at \$895



BED FRAME

Starting at \$499.00



PILLOWS

Starting at \$5.00



COMFORTER SET

Starting at \$59.99



DRESSER

\$329.00



**WATERPROOF
MATTRESS COVER**

Starting at \$27.99



FLOOR LAMP

\$64.99



DESK CHAIR

\$165.99



LOUNGE CHAIR

\$349.00



LAUNDRY HAMPER

\$25.99



TRASH CAN

\$21.99



DESK

\$199.00



BOOKSHELF

\$89.99



**4-PACK UNDERBED
STORAGE**

\$72.20



DESK ORGANIZER

Starting at \$26.99



NIGHTSTAND

\$99.00



TOWER FAN
\$49.99



HANGING CLOSET ORGANIZER
Starting at \$14.99



VELVET HANGERS
\$30.00



SHOE ORGANIZER
Starting at \$13.99



HANGER ORGANIZER
\$18.98

For Cleaning

With the right supplies, cleaning will be a breeze for you and your roommates!



TRASH BAGS
\$29.99



VABROOM
\$59.99
Sweep up dirt and then vacuum it up!



VACUUM
\$79.99



BUCKET
\$9.99



THE PINK STUFF
\$9.99

Clean just about anything with this paste.



CLEANING BRUSH SET
\$10.95



SILICONE DISH BRUSHES
\$16.99



DISHWASHING PODS
\$18.99



TOILET BOWL CLEANER
\$16.20



SURFACE DISINFECTANT
\$29.99



DISH SOAP
\$14.95



SWEDISH DISHCLOTHS
Starting at \$24.99

Use, wash, and use again!



SWIFFER DUSTER
\$7.99

CLEANING TIPS

Keep a [soap-dispensing scrub brush](#) filled with 3/4 dishwashing liquid (such as Dawn) and 1/4 vinegar in the shower and scrub down the walls while showering to keep the tiles clean.

Use [cleaning vinegar](#) to clean sink drains, garbage disposals, and windows.

Buff [foam shaving cream](#) into bathroom mirrors after cleaning them to prevent them from fogging up shower after shower!

Stop Clutter

Before it Starts

You'll never have to declutter if you move into your new place with a clutter-free mentality! Just follow these tips.

1. CREATE SMART STORAGE

- Coordinate with roommates to invest in closed storage pieces for common living spaces (wardrobes, [shoe cabinets](#), etc.).
- Store things near where they are used.
- Have a bin for things that need fixing/ mending (if you haven't gotten to it in a month, get rid of the item).
- Utilize under-bed space, and use bins & baskets under benches and in closets.
- Use hooks and vertical storage — over-the-door pocket organizers can hold more than just shoes!
- Have a plan for shoes, coats and mail so your entryway stays tidy.

2. MAINTAIN YOUR PERSONAL SPACE

- Make your bed each morning and pick up items from your bedroom floor each night.
- Put dirty clothes in a hamper and put away clean laundry promptly.
- Keep a donation bag or box in your closet for things you no longer love or wear.
- Prevent clutter in your digital life — stay on top of email and delete unwanted photos and apps from your phone.

3. KEEP SURFACES CLEAR

- Have a basket for mail and open (or recycle) it immediately; go paperless when possible.



- Keep kitchen counters and bathroom sinks clear — use caddies and canisters to organize toiletries and kitchen items.

4. YOUR HOME ISN'T A STORAGE UNIT!

- Donate and recycle regularly. If this is tough for you, utilize the after-season rule — once the season changes, if you didn't wear the item during the past season, chances are you won't wear it during the next one.
- Gifts you don't use or like should go, and say no to free stuff unless it's FABULOUS.
- Follow the "one in, one out" rule when you buy something new.

GOOD SLEEP STARTS WITH

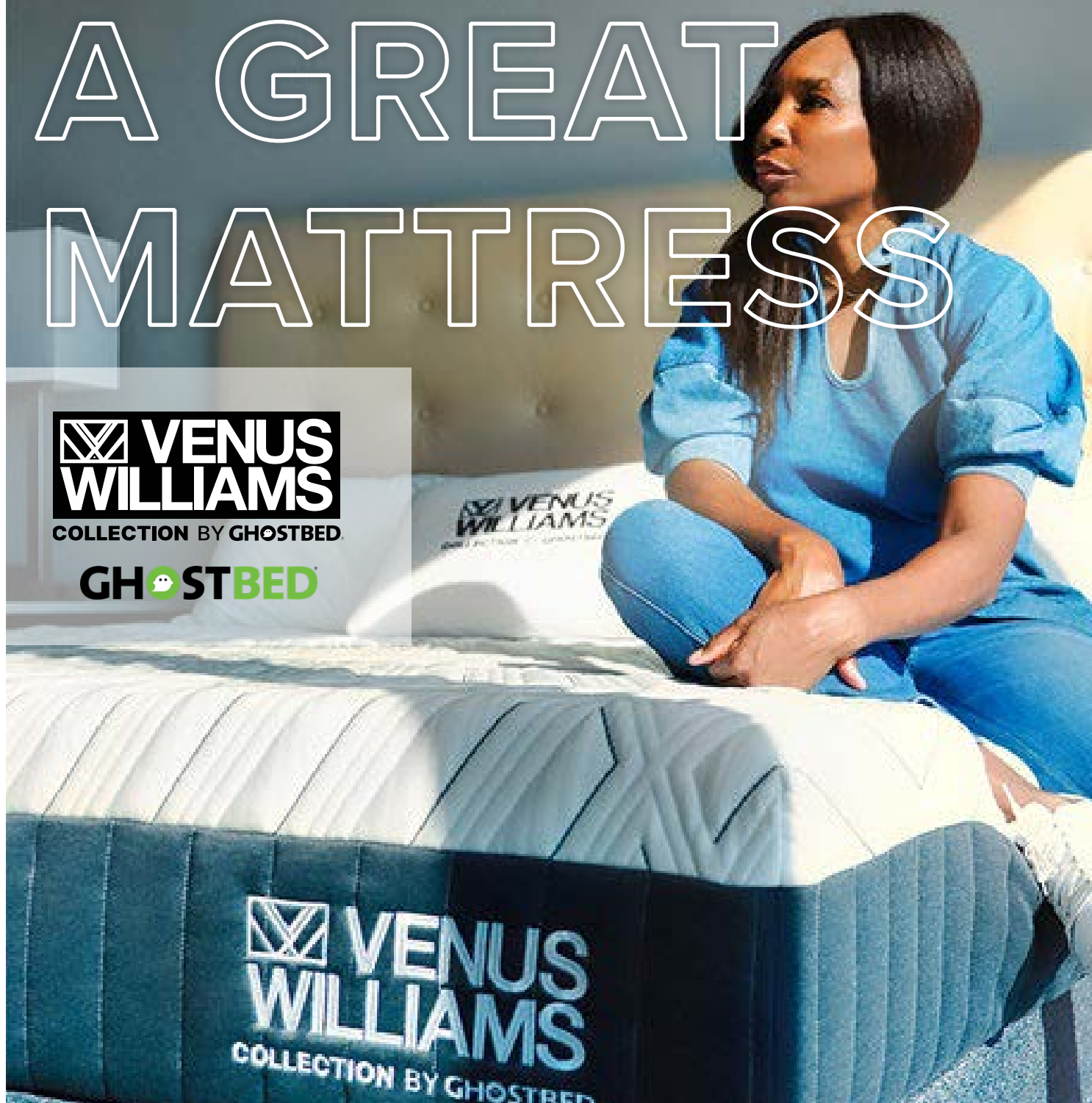
A GREAT MATTRESS



**VENUS
WILLIAMS**

COLLECTION BY GHOSTBED

GHOSTBED





GHOSTBED FLEX MATTRESS

Starting at \$1,222.00

The best of both worlds: supportive coils combined with contouring memory foam



GHOSTPILLOW – FAUX DOWN

\$71.00

Designed to match the comfort and luxury of a traditional down-filled pillow



GHOSTBED NATURAL MATTRESS

Starting at \$1,047.00

1.8 oz of natural wool disperses heat & keeps you cool



GHOSTPILLOW – MEMORY FOAM

\$71.00

Patented phase-change material adjusts to your body heat in real-time to keep you cool



GHOSTBED COOLING GEL MATTRESS

Starting at \$895.00

Gel-memory & aerated-latex (non-allergenic) for cooler sleep



GHOSTSHEETS

Starting at \$94.00

Crafted with premium, Supima cotton blended with cooling and eco-friendly TENCEL® fibers



GHOSTBED MEMORY FOAM TOPPER

Starting at \$229.00

3" of contouring & cooling gel memory foam



GHOSTBED ALL-IN-ONE FOUNDATION

Starting at \$254.00

All-metal construction ensures long-term durability



Home *Decor*

This is where your true personality can come through. The most affordable way to change up your style is to buy neutral essential pieces (sofa, dresser, etc.) and switch out your home decor as you grow and change. We've collected some great options to help you start your search.





Wall Art

WHERE TO FIND AFFORDABLE POSTERS & PRINTS:

[Society 6](#), [Redbubble](#), [Amazon](#), [Urban Outfitters](#)

POSTERS/PRINTS

Posters and prints are an affordable way to add a little style to a room – and there are so many options to choose from!



**BUTTERFLIES
POSTER**

Starting at \$15.00



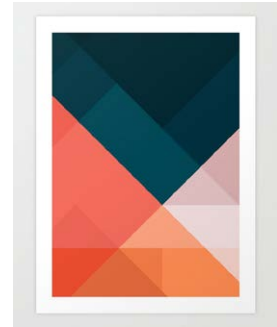
**GREEN CHECKER
SWIRL PRINT**

Starting at \$20.99



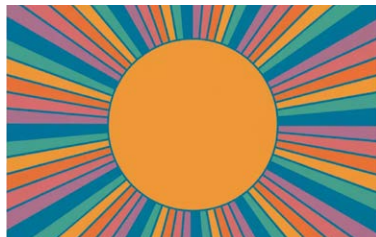
**RODEO DRIVE
POSTER**

Starting at \$15.00



**GEOMETRIC
1708 PRINT**

Starting at \$27.99



**SUNSHINE STATE
ART PRINT**

Starting at \$19.00



**CONSTELLATIONS
POSTER**

Starting at \$14.89



**RIVER
POSTER**

Starting at \$26.66



COLLAGE KIT

Starting at \$15.99



**SUMMER WAVES
POSTER**

Starting at \$19.86



**LEBRON JAMES
DUNK POSTER**

Starting at \$17.37

WALL HANGINGS/TAPESTRY

If posters aren't your thing, try decorating your walls curtain lights for a toned-down glow, shelves, a suncatcher or two, or with fun tapestries for texture!



PRISMATIC WALL HANGING

\$14.00



TUFTED TAPESTRY

\$29.00



PINK SKY TAPESTRY

Starting at \$35.17



FLORAL TAPESTRY

Starting at \$11.98



MOON PHASE WALL HANGING

Starting at \$14.98



COLOR CHANGING CURTAIN LIGHTS

Starting \$29.99

Curains



VELVET CURTAINS

Starting at \$26.95



POMPOM SHEER CURTAINS

Starting at \$19.00



ROOM-DARKENING CURTAINS

Starting at \$19.00



SHEER FRINGE CURTAINS

Starting at \$26.99

Throw & Floor Pillows

WHERE TO FIND AFFORDABLE PILLOWS & COVERS:

[Amazon](#), [World Market](#), [HomeGoods](#)



THROW PILLOW INSERTS

Starting at \$14.49



ROUND THROW PILLOW

Starting at \$18.98



IVORY ARCH THROW PILLOW

\$29.99



EMBROIDERED THROW PILLOW

\$29.99



COURDUROY THROW PILLOW COVER

Starting at \$9.86



VELVET FRINGE THROW PILLOW COVER

Starting at \$12.99



RAINBOW THROW PILLOW COVER

Starting at \$17.99



BOHO THROW PILLOW COVER

Starting at \$13.99



SQUARE FLOOR PILLOW

\$39.99



READING PILLOW

\$27.99



FLOWER-SHAPED PILLOW

Starting at \$17.99



KNOT-SHAPED PILLOW

Starting at \$16.19

Rugs

WHERE TO FIND AFFORDABLE RUGS:

[Amazon](#), [The Home Depot](#), [Lowes](#), [H&M Home](#)



**VIBRANT
ABSTRACT RUG**

Starting at \$39.99



**REALIFE MACHINE
WASHABLE RUG**

Starting at \$60.99



**NULOOM LATTICE
TEXTURED RUG**

Starting at \$46.50



**DIAMOND
PINSTRIPES RUG**

Starting at \$30.14



**SOLID TEAL
RUG**

Starting at \$29.85



**ABSTRACT
GEOMETRIC RUG**

Starting at \$73.41



**UNIQUE LOOM
TRELLIS RUG**

Starting at \$19.32



**CHEVRON
INDIGO RUG**

Starting at \$11.60



**BLUE SHAGGY
RUG**

Starting at \$24.13

Renter-Friendly

Ways to Personalize Your Space

Just because you're renting doesn't mean you can't make your space feel like home!

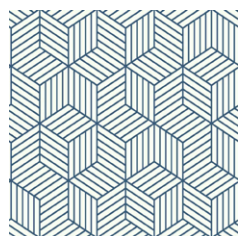
REMOVABLE WALLPAPER AND FLOORING

If you have dingy linoleum tiles, cabinet doors that don't fit your style, laminate countertops that have seen better days, or boring walls that need a little something, removable wallpaper or flooring is a great option. It's cheap, easy to install, and there are so many choices you'll definitely find one you love.



TEMPAPER

Starting at \$34.99



ROOMMATES

Starting at \$29.99



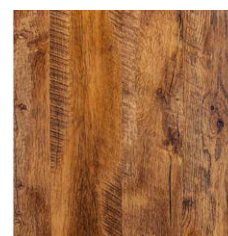
NUWALLPAPER

Starting at \$25.99



TILTIL

Starting at \$6.99



ERFONI

Starting at \$6.99

LIGHTBULBS AND FIXTURES

Sometimes all a space needs is brighter lightbulbs or more modern fixtures.



DAYLIGHT BULBS

\$16.89



**PLUG-IN
PENDANT LIGHTS**

\$29.99



**WALL SCONCE
LAMP SHIELD**

\$29.99



**UNDER-CABINET
LIGHTS**

\$30.99

CABINET HARDWARE

One of the cheapest ways to transform your bathroom or kitchen is to switch out the cabinet hardware. You can find all types of styles and finishes on Amazon or in hardware stores, and all you have to do is unscrew the old and screw in the new! Make sure you save the old hardware to put back when you move out.



CABINET PULLS

Starting at \$4.99



T-BAR KNOBS

Starting at \$10.99



CIRCLE KNOBS

Starting at \$7.99



COLORFUL KNOBS

Starting at \$12.99

How to Be a *Good Tenant and Neighbor*

- Pay your rent on time every month (use autopay if possible).
- Treat the property the way you treat the home you grew up in.
- Alert your landlord as soon as something breaks so they can fix it before a small problem becomes a big one.
- Be responsible when you host parties and control the number of guests.
- Introduce yourself to your neighbors. They'll appreciate it, and if they have a concern about noise or anything else, they'll feel comfortable speaking with you (rather than calling the police).
- If you live in a house, take care of the landscaping if this is your responsibility. Keep trash and recycling in the proper bins/carts and out of sight.
- Do not illegally sublet your room/unit.
- When you move out, allow time to sell/donate unwanted furniture, dispose of all your trash, and clean the apartment or house. Leave it like you found it so you can get your full security deposit back!





Living With *Roommates*

Living together off campus is a bit different than in the dorms. There are fewer school-enforced rules, possibly more people, and way more space to get messy. Here's how to make it work!



Secrets of *Roommate Harmony*

ROOMMATE AGREEMENTS

With a Roommate Agreement, there's no confusion about how and when you pay rent and bills, managing household chores, the rules for guests, etc. **We have one on p. 38 for you to fill in, customize and sign!**

RESPECT YOUR SHARED SPACES

It's a good idea to establish clear boundaries in terms of your personal space and belongings. It's also important to be considerate of one another.

If you're sharing a bedroom there are ways to make life easier for your roommate:

- Use headphones
- Always ask before borrowing things
- Don't snooze your alarm
- Study in the living room if they go to bed
- Check in with each other before making or taking calls when you're both in the room

When it comes to the common living area(s), be sure to clean/tidy up after yourself every time you use the space and remember that the living room belongs to everyone!

KNOW YOUR ROOMMATES' SCHEDULES

When you know each other's class and work schedules, you can be supportive of one another's success. If you really want to get

organized, you can put your schedules into Google Calendar and share with each other.

GOOD ROOMMATES AND GOOD FRIENDS ARE DIFFERENT THINGS

If you're sharing an off-campus home with your BFF – nothing could be better! But keep in mind that being friends and being roommates are two very different things.

Living with your BFF can add pressure to the relationship. Communication is key. You don't want a petty argument about dirty dishes to come between you. That's why a Roommate Agreement is helpful.

If you're rooming with people you don't know all that well, that can still be a great arrangement, especially if you let go of the pressure to be best friends with them.

Whether you're best friends or just roommates, it's so nice to come home and have someone to talk to about your day.

ROOMMATE DINNERS!

How about asking your roommates if they'd like to take turns, once a week, cooking dinner for everyone and all eating together? This is a fun way to emerge from behind your various screens and just enjoy being roommates. You may be introduced to a new favorite dish or cuisine!

5 Apps that Make Living with Roommates Easier

1. SPLID

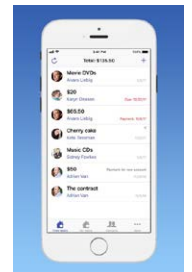
[Spild](#) is a great app for roommates to keep track of expenses and borrowings among each other. It helps keep track of who paid what bills, how much was contributed to each, and finds the easiest way to split complicated transactions – and you can download summaries in PDF or Excel format.



The app charts your progress and lets you know if a task is overdue.

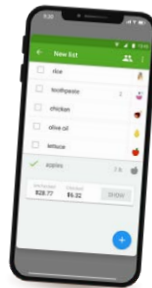
4. IOU

Use [IOU](#) to manage debts between housemates. You can use the app to record and share what you and your housemates owe each other for rent and utilities, and even schedule repayments.



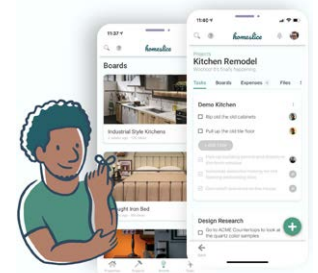
2. LISTONIC

[Listonic](#) is the most convenient way to coordinate grocery shopping with your roommates. You can make multiple lists and sync so everything is stored in one place. As an added bonus, the app also provides buying, preserving and cooking hacks to its users!



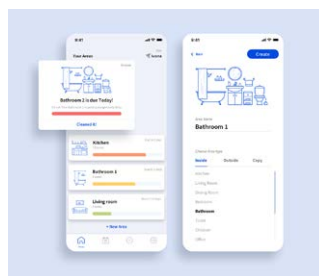
5. HOMESLICE

Share messages and keep track of bills and chores with [HomeSlice](#), a clever app designed specifically for housemates. The app is easy to update and sends notifications to your housemates when something needs to be done, or when you've completed a household task.



3. TODY

[Tody](#) is the ultimate chore tracker for roommates. You can add different areas in the house, like living room, bedroom, etc., and list chores specific to each. Next, assign the chores and set deadlines and urgency.



for

Check out our printable roommate agreement >>

Roommate Agreement



On ____ / ____ / ____ we, the tenants named below, signed a lease agreement for the residential property at:

By entering into this agreement, all roommates agree to all rental responsibilities stated in this document.

This roommate agreement is between *(names of roommates)*:

This agreement will be maintained throughout the duration of the lease: ____ / ____ / ____ to ____ / ____ / ____

Agreement Terms

The total rent amount due each month is \$ _____. **Payment is due on the** _____ *(day)* **of each month.** Each roommate will pay the following amount each month:

_____	\$ _____	_____	\$ _____
<i>Name</i>	<i>Amount</i>	<i>Name</i>	<i>Amount</i>
_____	\$ _____	_____	\$ _____
<i>Name</i>	<i>Amount</i>	<i>Name</i>	<i>Amount</i>

Each roommate will receive their share of the security deposit after the lease term ends. Any damage to the residence caused by a particular roommate(s) shall be charged only to the roommate(s) who caused the damage.

1. Bills/Utilities

Item	Roommate Responsible for Payment	Payment Due Date	Payment Must be Sent to Account Holder by
<i>Water</i>			
<i>Internet</i>			
<i>Gas</i>			
<i>Electricity</i>			
<i>Garbage Removal</i>			
<i>Other:</i>			

If any tenant is unable to pay their portion of the rent/utilities when they are due, that tenant is responsible for any late fees.

2. Early Lease Termination

If any roommate wishes to leave, they will have to give all the tenants and landlord 30 days written notice. The roommate leaving will either continue to pay their portion of the rent for the duration of the lease agreement **OR** find someone to sublet their room and submit the necessary paperwork to legally do so. If there was an agreement of reduced rent between the tenant leaving and the individual subletting the room, the roommate moving out **MUST** pay the difference monthly to maintain a zero balance (*this includes late fees*).

3. Personal Property

All tenants agree to not use or borrow other roommates' personal item(s) without permission. Any exception(s) to this rule will be clearly stated and agreed upon, and the roommate who owns the property retains the right to change their mind about sharing. Any personal property that is borrowed will be used respectfully and returned in the same condition. **If a borrowed item is damaged, the roommate(s) responsible for the damage will compensate the owner.**

4. Cleaning Schedule (*check one*)

___ Each roommate agrees to the attached cleaning schedule (*attach cleaning schedule*). The schedule indicates when each roommate will complete their assigned cleaning and maintenance duties (*may include dusting, vacuuming, emptying trash, mopping/sweeping floors, cleaning bathrooms, etc.*), or the terms of a revolving cycle.

___ All roommates will work together _____ (*designated time*) to clean/maintain the residence.

Each roommate agrees to the following rules about cleaning up personal items/messes:

5. Household Supplies

A single log (*with item description, cost, and date of purchase*) will be kept listing all common household supplies (*may include such things as paper towels, toilet paper, cleaning products, dish detergent, foil, trash bags, scrub brushes, etc.*) purchased by each roommate. The purchaser will be entitled to reimbursement from the other roommates.

6. Kitchen Use & Cleanup (*check one*)

___ Food expenses will be shared equally by all roommates.

___ Food will be purchased by each roommate individually.

Food may not be taken without the purchaser's approval. Each roommate will have storage space for their groceries. Each roommate will clean up the kitchen after their use.

7. Additional Terms (*check all that apply*)

Below is a list of things that can easily cause roommate conflict. If any of the following may become an issue, on an additional piece of paper, list the item and detail the agreements related to the subject – initial and attach. **We suggest creating agreement for all items listed as a precaution.**

___ Substance use (*smoking, alcohol, drugs*)

___ Parking

___ Overnight guests

___ Cleanup after parties/guests

___ Quiet hours (*studying, sleeping*)

___ Behavior of guests

___ Shared areas (*bathrooms, living room, bedrooms*)

Roommate Signatures

This written agreement is accepted by all roommates. Any modifications to the original agreement must also be in writing and signed by all roommates. Each roommate must also initial the first page of this document.

Name

Date

Name

Date

Name

Date

Name

Date

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CollegiateParent

3180 Sterling Circle
Suite 200
Boulder, CO 80301
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collegiateparent.com

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Publisher

Rebecca Maytubby
rmaytubby@collegiateparent.com

Editor

Diane Schwemm
dschwemm@collegiateparent.com

Design by Morgan Keegan

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