

Terms & Conditions for Scape RBA 2.5% Rate Cut for Semester 1, 2025 ("Terms and Conditions") Details

Rate Cut	Eligible Students who make a new booking at any of the Properties within the Rate Cut Period will lock in an exclusive rental rate cut of 2.5% off the website rate for at least 20-week tenancies.
Scape	Scape Australia Management Pty Ltd ACN 603 368 609 310 of Level 14, 275 George Street, Sydney NSW 2000 for and on behalf of the relevant operators of the Properties
Rate Cut Period	Start Date: Wednesday, 19 th February 2025, 6.00pm
	End Date: 11:59pm, on the earlier of, 31 March 2025 and the date that there are no longer any beds and/or rooms available at the Properties (or any individual Property) as part of the Rate Cut.
Eligible Students	<ul style="list-style-type: none"> • The Rate Cut is available to any student making a booking at a Property within the Rate Cut Period for minimum 20 weeks with a tenancy start date on or before 31 March 2025, who is: <ul style="list-style-type: none"> ○ an Australian citizen or resident or international student who is living within Australia; and ○ in the case of an international student, one who holds a student visa issued by the Australian Government which is valid, as at the date of the booking and for the period during which they occupy a room and/or bed at any one of the Properties. • Students must also meet the following requirements in order to qualify for the Rate Cut: <ul style="list-style-type: none"> ○ Students must have signed a residential tenancy agreement relating to the Property for Semester 1, 2025 with a commencement date on or prior to 31 March 2025. ○ Students must have a valid and current student card with an Australian university or similar tertiary education facility. The student card must be and remain valid for the period during which the student occupies a room and/or bed at one of the Properties; • Excluded Persons are not eligible for this Rate Cut and do not fall within the definition of "Eligible Students". "Excluded Persons" means any person who is: <ul style="list-style-type: none"> ○ A person who has previously been refused a tenancy by Scape; or ○ Residential tenancy agreement deferrals are not eligible for the Rate Cut. ○ Must not already have an existing Semester 1 booking or residential tenancy agreement in any Scape property. • Make a booking for Semester 1, 2025 for a minimum of 20 weeks at any one of the Properties
Properties (each a 'Property')	Any Scape properties in the following states: New South Wales, Victoria, Queensland, South Australia
How to apply	<p>Eligible Students must complete the following steps to receive the Rate Cut:</p> <ul style="list-style-type: none"> • Make a booking for Semester 1, 2025 at any one of the Properties; and • sign the residential tenancy agreement relating to the Property for Semester 1, 2025 within the Rate Cut Period.

<p>Conditions of Rate Cut</p>	<ul style="list-style-type: none"> • This Rate Cut is not in conjunction with any other offers. • This Rate Cut is not available to students with a current or existing booking or residential tenancy agreement for Semester 1 at a Property. • The Rate Cut is not transferable, substitutable or exchangeable nor redeemable for cash (including any unused portion) and is exclusively for the purpose of providing subsidised rental rates. • Each Eligible Student is responsible for all associated costs with the Rate Cut, including where applicable, travel, visas and any other ancillary costs. • Any values noted in these Terms and Conditions are GST exclusive, are in Australian dollars and are correct at the time of printing. • If the resident terminates their lease booked during the Rate Cut Period before the expiry date the resident will be required to pay any applicable break lease fees as per their lease agreement. • Scape may require further information before applying the Rate Cut and may make reasonable efforts to get in touch with the Eligible Student/s using the contact details provided. Scape will take no responsibility for incorrect or illegible details written or provided on any application forms which results in Scape being unable to contact the Eligible Student/s to grant the Rate Cut. • Except as specifically provided for in these Terms and Conditions, all other terms and conditions of the relevant residential tenancy agreement and ancillary documents continue to apply and are not varied by these Terms and Conditions. • The grant of the Rate Cut is subject to availability of rooms and/or beds (including, without limitation, during or after the Rate Cut Period). Scape cannot guarantee availability of rooms and/or beds at any Property. • Scape reserves the right, without notice, to withhold or grant a Rate Cut (or any part thereof) to any student at any time. • The Rate Cut will only be applied to an Eligible Student's rental rates. To the extent that the rental rates for the booking shown in any communications (including email) to a student is different to their rental rates due to a human or technical error, Scape reserves the right to correct the error. If a discrepancy is identified after an Eligible Student has booked, Scape will contact the Eligible Student to confirm the correct rental rates and discuss their options, which may include amending their lease agreement to reflect the correct rental rates or canceling the booking without penalty to either party.
--------------------------------------	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

General

1. Definition and acknowledgement

- (a) In these Terms and Conditions, “you” refers to any student making a new booking during the Rate Cut Period.
- (b) You acknowledge and agree that you have read these Terms and Conditions and that by making a new booking during the Rate Cut Period you are deemed to have accepted these Terms and Conditions.

2. Taxes

Any taxes, duties or levies which may be payable due to the Eligible Student receiving the Rate Cut are the sole responsibility of the student. Scape encourages each student to seek independent financial and tax advice.

3. Exclusion of Liability

- (a) Whilst Scape will use all reasonable endeavours to arrange the grant of the Rate Cut, by applying for the Rate Cut, you acknowledge that circumstances beyond the control of Scape may prevent the grant of the Rate Cut.
- (b) To the extent permitted by law, Scape is not liable for any loss, including (but not limited to) direct, consequential (including economic) or indirect loss or any loss of profits, by reason of any act or omission (deliberate or negligent) by Scape or their servants or agents in connection with the Rate Cut or the arrangement for supply, or the supply or failure to supply, of any goods or services by any person to you.
- (c) Nothing in these Terms and Conditions affect, nor is intended to affect, any rights you might have that are not able to be excluded under applicable Australian consumer protection laws.

4. Use of Personal Information

Scape will collect, hold, use and disclose your personal information in accordance with Scape’s privacy policies located on the following websites: <https://www.scape.com.au/privacy-policy/>. You acknowledge that you have read, understood and accepted these privacy policies.

5. General

- (a) Scape, its employees, officers, agents, parent companies, related bodies corporate, investors, business partners and subsidiaries are not responsible for and shall not be liable for:
 - (i) any condition caused by events beyond the control of Scape that may cause the Rate Cut to be discontinued;
 - (ii) any injuries, losses (including, without limitation, loss of profits), or damages of any kind caused by or contributed to by the Rate Cut or resulting from acceptance, possession, use, misuse, withdrawing, or withholding of the Rate Cut; or
 - (iii) any printing or typographical errors in any materials associated with the Rate Cut.
- (b) Scape reserves the right to, at any time:
 - (i) make any enquiries for the purpose of assessing the honesty and integrity of the relevant student;
 - (ii) in its sole and unfettered discretion, disqualify a student;
 - (iii) cancel or suspend the Rate Cut if the security, fairness, integrity, or proper operation of the Rate Cut is compromised in any way;
 - (iv) disqualify any student who engages in offensive, illegal or objectionable conduct in respect of the Rate Cut or any of the Properties;
 - (v) cancel, terminate, modify or suspend the Rate Cut in accordance with any written directions given by any relevant government or regulatory authority to do so; and/or
 - (vi) request a student to provide proof of age or identity, residency at the relevant Property, or enrolment and participation in an Australian university (or similar tertiary education facility) course that satisfies these Terms and Conditions.
- (c) To the extent that a situation or issue arises for which these Terms and Conditions make no provision or in relation to which the relevant Terms and Conditions are unclear, Scape will make an internal decision regarding such situation. Subject to any regulator or authority direction to the contrary, the decision of the internal review will be final and binding.
- (d) In the event that a student is identified as being in breach of these Terms and Conditions, Scape reserves the right to disqualify the student from receiving the Rate Cut.
- (e) Scape reserves the right to cancel or amend the Rate Cut and/or these Terms and Conditions without prior notice. Any such changes will be notified to participants as soon as reasonably possible by Scape.
- (f) These Terms and Conditions are governed by the laws of New South Wales, Australia. By applying for this Rate Cut, you submit to the exclusive jurisdiction of the courts of New South Wales, Australia.