



euraxess
RESEARCHERS IN MOTION

INTERNATIONAL RESEARCHERS:
**YOUR
ACCOMMODATION
GUIDE**



UCA
UNIVERSITÉ
Clermont
Auvergne
—
& associés

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INTRODUCTION

• CLERMONT-FERRAND AND ITS REGION

Officially recognized as a City of Art and History, Clermont-Ferrand is a medium-sized city surrounded by nature, with a population of approximately 144,000 residents. Located in the heart of Auvergne, which is made up of four departments (Allier, Cantal, Haute-Loire and le Puy-de-Dôme), Clermont-Ferrand is one of the top cities for studying, according to the magazine L'Etudiant. The city has a high quality of life thanks to its attractive environment, low cost of living, housing availability and a wealth of dining options.

 **FOR MORE INFORMATION:**
<https://clermont-ferrand.fr/>



• PRESENTATION OF UC2A

Université Clermont Auvergne & Associés is an association of 11 higher education and research establishments whose vocation is to ensure the visibility and attractiveness of the Clermont-Ferrand university site on an international scale. With a wide range of disciplines and a substantial number of research and development structures on the site, UC2A is one of the leading universities in France in terms of student success and professional integration.

U2CA has:

- 46,000 students, including 5,000 international students
- 600 researchers
- 40 research laboratories
- 6 Laboratories of Excellence (LABEX)
- More than 170 programs in the fields of fine arts, literature, languages, social and human sciences, law, economics, management, science and technology, health, sports sciences, including some programs that are not available anywhere else in France.

• THE EURAXESS AUVERGNE CENTRE

EURAXESS is an initiative of the European Commission, created to facilitate the mobility of researchers in Europe and to guarantee that the European Research Area remains attractive. The Euraxess European network is made up of 200 different centers, located in 37 countries. The Euraxess Auvergne Services Center at Université Clermont Auvergne et Associés is the main point of contact for all of the administrative formalities related to welcoming international researchers. Tied to the Université Clermont Auvergne's International Relations and Francophone Department, its main mission is to assist international PhD students and researchers and facilitate their stay.

Euraxess Auvergne Service Center:

**Tel: + 33 (0)4 73 40 63 21 /
extension 63 29**

Email: euraxess-auvergne@uca.fr

<https://www.uca.fr/international/accueil-international/euraxess-auvergne>

We recommend that you register on the Euraxess database, which will issue you a Euraxess researcher number. This number will allow you to take advantage of deals brokered by Euraxess (insurance, housing, etc.):

 <https://www.fnak.fr/inscrivez-vous/>

• STUDENT WELCOME CENTER

A shared initiative of the Auvergne higher education institutions, the CROUS, the city of Clermont-Ferrand, and the Préfecture in order to improve the reception of students, especially international students, the Student Welcome Center welcomes students at the beginning of the academic year, to help them discover their new university life.

It offers:

- Information on student life (scholarships, housing, dining, health, transportation, culture, sports, etc.)
- A freely accessible cyber-space
- Assistance in applying for your residence permit

ESPACE D'ACCUEIL ETUDIANTS (STUDENT WELCOME CENTRE)

30 rue Etienne-Dolet

63037 Clermont-Ferrand Cedex 1

Tel.: 04 73 34 95 71 / espace.accueil.etudiant@crous-clermont.fr

<http://usine.crous-clermont.fr/cnous/lespace-accueil-etudiants/>

<http://usine.crous-clermont.fr/cnous/lespace-accueil-etudiants/>



FINDING ACCOMMODATION

TARGETING YOUR NEEDS

DEFINING YOUR NEEDS/DEFINING THE SEARCH CRITERIA

We recommend that you define your needs for a more efficient search, as the way that you will conduct your search will depend on the length of your stay, your family situation, and your budget.

> Criteria to take into account when seeking accommodation:

- Family situation
- Budget (rent, service charges, etc.)
- Type of accommodation (apartment, university residence, shared apartment, room in a private home, etc.)
- Surface area of the accommodation
- Furnished or unfurnished accommodation
- The neighborhood (city center, suburb, on-campus, etc.)
- Need for a garage or parking space
- Proximity to public transport and campus



BUDGET

Before starting to look for your accommodation, it is essential to estimate your budget and the costs you will incur in order to choose accommodation that is not beyond your means.

> In the first month, you will have to pay:

- The first month's rent, as soon as you move in
- The deposit: most landlords require a security deposit (or *dépôt de garantie*) of one month's rent. At the end of the contract, the security deposit is returned to the tenant if no damage is noted during the final inventory.
- The agency and administration fees if you go through an agency or certain student residences
- Housing insurance (see page xx)
- Costs of service contracts: electricity, water, gas, internet etc.

> Annual taxes

Annual taxes may also be due in some cases: housing tax, audiovisual tax, garbage tax (sometimes included in your rent in the monthly charges).

Housing tax

Any person occupying a dwelling in France on January 1 may have to pay the housing tax (*taxe d'habitation*). This is a local tax, the amount of which is calculated based on the characteristics of your home, its location and your personal situation.

Since 2020, the housing tax has been abolished for 80% of households in France. There is therefore a good chance that you will be totally exempted from paying it. It will be progressively abolished, until disappearing completely in 2023.

If you are liable for the housing tax, you will automatically receive a housing tax notice during the last quarter of the year, by mail or via your online tax space (if you have one): you will not need to make a declaration.

The Audiovisual Tax

When you receive your housing tax notice, check whether or not you are asked to pay the TV license fee (*contribution à l'audiovisuel public*). If you don't have a television, you don't have to pay it; however, you must remember to inform the tax authorities each year that you don't have a television by checking the appropriate box on the first page of your tax return. Otherwise, the tax authorities will automatically ask you to pay this tax.

> Calculating your budget:

Budget calculator:

www.lafinancepourtous.com/outils/calculateurs/calculateur-de-budget-simple/

Free application to manage a shared accommodation budget:

www.tricount.com



FINANCIAL ASSISTANCE

Depending on your situation, you may be eligible for housing benefits, which are managed by the Caisse d'Allocations Familiales (CAF). The amount of assistance varies according to the amount of your rent, your income, the type of housing and the place of residence.

The assistance may be paid either to you directly or to the landlord, who will then deduct it from your rent.

Conditions to be met

In order to be eligible, you must reside in France for more than three months, hold a housing rental contract, and have a French bank account.

Before applying for housing benefits, you can do an online simulation on the CAF website to see if your situation qualifies and to get an estimate of the amount of assistance you could receive.

For further information concerning housing benefits: www.caf.fr



GOOD TO KNOW

The first payment is usually made two months after the application. So apply as soon as possible after the beginning of your rental agreement. For the start of your entitlement, it is the date of the online application that counts, and not the date of entry in the accommodation!

DIFFERENT TYPES OF HOUSING:

Short-term accommodation (hotels, bed and breakfast, Airbnb, etc.)

This type of accommodation may be worth considering:

- if you are coming for a short stay
- as temporary accommodation on your arrival in France: this will allow you to take the time to look for permanent accommodation that really suits you.



> Accommodation in a CROUS residence

CROUS accommodation has a social mandate and is allocated in priority to students with low resources.

Please note: As the number of places is limited, not all applications for accommodation can be satisfied. Applications are made very early (between mid-January and mid-May for the following academic year).

FOR FURTHER INFORMATION:

<https://usine.crous-clermont.fr/logements/votre-logement/>

Accommodation sometimes becomes available during the year. You can check availability on the following site:

<https://usine.crous-clermont.fr/logements/hebergement-ponctuel/>

If no accommodation has been posted, you can send a request to the following address: logement@crous-clermont.fr

> Social housing

Social housing is housing managed by social landlords.

To apply for social housing, you simply have to fill in a single application form that is automatically sent to all the social landlords in the Puy de Dôme:

<https://auvergne-habitat.dlauvergne.fr/>

> Private student residences

Private student residences are often the easiest and most practical solution for international students, since they offer furnished accommodation, which is usually "all-inclusive": you will not need to take out any service contracts in your own name (electricity, water, internet, etc.)

Depending on the residence, you will usually find a wide range of services (laundry, common areas, sports facilities, assistance with administrative procedures, etc.).



GOOD TO KNOW

Get in touch with your establishment to find out about possible partnerships they have with residences, so you can benefit from certain advantages



PLEASE NOTE

It is often not possible to move into student residences on weekends, so be sure to check before choosing your arrival date



> Young workers' hostels

They are intended for young people between the ages of 16 and 25 (sometimes 30) who are in vulnerable situations (on a modest income, for example) and who are working or training for a job.



GOOD TO KNOW

Some establishments welcome students or job seekers.

> Private accommodation:

The rental unit belongs to a private landlord, and the rental agreement is drawn up either directly with the landlord or through a real estate agency. It is highly advisable to already be in France and able to visit apartments in person before signing a rental agreement. You should never send money from abroad to a private landlord.

> Shared accommodation

This involves sharing an apartment with one or more people. It is one of the cheapest ways to rent accommodation as you will also share the rent and the utility bills (electricity, water, etc.)



PLEASE NOTE

You must appear on the lease (rental agreement). Two types of leases exist for this type of housing: single and individual

The single lease: all of the tenants are listed on the same lease. Be aware that there is a solidarity clause that binds the tenants together until the end of the agreement. If you leave the apartment before the end of the lease and the other tenants do not pay the full amount of the rent, you will be liable for it (this clause stops 6 months after the end of your notice period.)

The individual lease: each tenant has a lease in his or her own name. The solidarity clause does not exist: each tenant is responsible for his or her own rent. On the other hand, the landlord may decide to choose your roommates himself.

> Declared subletting

This involves partially or entirely occupying an apartment of which you are not the signatory of the rental agreement, by paying a financial contribution to the official tenant.

! PLEASE NOTE

You must make sure that the landlord has officially agreed to the subletting arrangement, otherwise you will be acting unlawfully and will not be able to benefit from the benefits and rights that you are entitled to as a tenant.

> A room in a private home

This involves renting a room in the house of a private individual and sharing the kitchen, bathroom and sometimes even the living room with him or her and the family. Some landlords offer packages, including breakfasts and evening meals (the rental agreement must specify the services offered)

> Intergenerational homes

Also referred to as "intergenerational home sharing", this consists in having a student and a senior live together in the same apartment, belonging to the senior, who has an unoccupied room available. This increasingly popular arrangement is advantageous both for the student, who benefits from low and sometimes even free rent in exchange for various services, and for the senior citizen, who enjoys reassuring company and avoids isolation.



> La Maison Internationale Universitaire:

This is an upmarket residence located in the center of Clermont-Ferrand, which accommodates teachers, researchers and administrative staff from the university world.

FOR FURTHER INFORMATION:

http://www.crous-clermont.fr/miu/Modeles/page_accueil.php

> The Euraxess Auvergne Service Center accommodation module

Researchers may register on the Euraxess France database (); once their registration has been validated, they will be able to access an "accommodation module" managed by the Euraxess Auvergne Service Center.

By registering on the Euraxess France database (<https://www.fnak.fr/inscrivez-vous/>), researchers, once their registration has been validated, will be able to access an "accommodation module" managed by the Euraxess Auvergne Service Center. This module includes a list of selected and verified accommodation offers (private residences and private landlords) and allows you to contact the landlords directly.

• SEARCHING FOR ACCOMMODATION

You can search for an apartment by yourself or you can contact a real estate agency that will search on your behalf, for a fee. You will only be charged for this service if you find an apartment and sign a lease: the cost is usually one month's rent.

You will find the list of real estate agencies here:

 <https://www.pagesjaunes.fr/annuaire/clermont-ferrand-63/agences-immobiliieres>



HOW TO READ AN ADVERTISEMENT

Real estate advertisements sometimes contain **special vocabulary and abbreviations** that are not necessarily easy to understand.

Key things to take into consideration when reading an ad:

> Size of apartments:

"Studio": apartment that has only one main room with a kitchenette, a bathroom and a toilet. "T1 or F1": this will have a separate kitchen instead of a kitchenette. More generally, the "T" or "F" followed by a number indicates the number of rooms, bearing in mind that the bathroom, kitchen, toilet, entrance and corridors are not counted in the number of rooms.

An "F2", for example, has a living room, a bedroom, a kitchen, a bathroom and a toilet.

> Furnished/unfurnished apartments:

Traditionally, there are two types of accommodation: "unfurnished" accommodation (=empty) and "furnished" accommodation which will include a minimum of furniture and equipment.

> Charges

In a rent listed as "CC" (Charges Included) or "TTC" (All Taxes Included), the rental charges (for example cold water, maintenance of the common areas, household waste, etc.) are included.

In a rent listed as "HT" (Excluding Taxes), they are not included: it is therefore necessary to inquire about the amount of the charges that you will have to pay in addition to your rent.

> The energy performance diagnosis (DPE) report

This is an estimate of what the accommodation will consume in energy and what it will emit in greenhouse gas emissions. The properties are classified from A (energy-efficient accommodation, green) to G (energy-intensive accommodation, red); this gives you an idea of the amount of your future heating and hot water bills.

PUTTING TOGETHER YOUR FILE

The landlords (private landlords/residences/agencies) will ask you for certain documents in order to assess your application. We recommend that you prepare your file as soon as possible.

> The documents that are generally requested:

- Proof of identity (identity card or passport)
- Proof of residence (visa or residence permit)
- Proof of income: last pay slip, scholarship letter, equity certificate, tax notice, work contract or certificate from the employer specifying the job, the salary and the duration of the contract, etc.
- Student card or school certificate of the current year for students
- A certificate of guarantee from a third party (guarantor): a family member, a friend or a legal entity who agrees to pay in your place in case you fail to pay the rent or the charges



THE GUARANTOR

The majority of landlords require a guarantor: a person who makes a commitment to the landlord to pay your rent for you if you are unable to do so. This guarantor can be either a person residing in France or a French organization willing to act as guarantor for you.



If you have a guarantor living in France:

Here is an indicative list of the documents he or she will have to provide:

- a copy of the family record book if applicable
- banking identification
- photocopy of the last 3 proofs of income (as a general rule, the landlord requires that the tenant or his or her guarantor be able to prove a net monthly income equal to at least three times the amount of the rent)
- photocopy of the tax or non-taxation notice for the previous year
- photocopy of identity card

If you do not have a guarantor

If you do not have anyone to act as a guarantor for you, there are other options:



> The VISALE service

The VISALE service is available to all students under 30 years of age, regardless of the nature of their accommodation (private landlords or student residences). It is an Action Logement program, and is entirely free.

For further information, visit

 www.visale.fr > Locataire

! IMPORTANT

You must apply for this service **BEFORE** signing the rental agreement.

> Bank Guarantees

The majority of banks offer bank guarantees. You will have to block a certain amount of money in your bank account, which will be used as guarantee during the duration of the lease. This is a paid service: the cost varies according to the banks (generally around 1 or 2% of the amount of your rent) and you should also expect to pay a processing fee (on average between €20 and €100)



> Signing up for a guarantor online

You can also use the services of a paid guarantor, i.e. **an insurer who will act as guarantor for you** in exchange for the payment of a fee (generally between 3 and 5% of the rent each month). There are many start-ups now offering online guarantees, including Garantme (<https://garantme.fr/fr>) and Unkle (<https://www.unkle.fr/>)



MOVING IN

• STEPS TO TAKE WITH THE LANDLORD

SIGNING A RENTAL AGREEMENT

Once your application has been accepted, you will be required to sign a lease (rental agreement) before moving in.

The lease must include:

- the name and address of the landlord;
- the names and addresses of the tenants;
- the effective date and duration of the lease;
- the description of the accommodation (house or apartment, number of rooms, living area) and its equipment for private and shared use;
- information about the rent and the security deposit (amounts, dates and frequency of payment);
- information about agency fees and the inventory of fixtures if you use an agency

You should also take out home insurance immediately (see following page) to protect your home and possessions against any possible losses.

You should keep copies of all signed documents.



THE TENANT'S RESPONSIBILITIES

- Pay the rent and service charges on time,
- Use the accommodation only for the purpose stated in the rental agreement, respecting the rules of peaceful living,
- Carry out any repairs that are the responsibility of the tenant,
- Ensure the routine maintenance of the dwelling and its equipment,
- Take out home insurance,
- Pay the housing tax if concerned (if the tenant is present on January 1st in the dwelling, and if he or she is liable)
- Allow the landlord to access the accommodation, under certain conditions and by appointment (works, visits of future tenants, etc.)

THE LANDLORD'S RESPONSIBILITIES

- Provide proper accommodation that is appropriate for residential use,
- Bring the accommodation into conformity with the conditions of decency,
- Provide a rent receipt free of charge upon request,
- Make any repairs that are the responsibility of the landlord

THE SECURITY DEPOSIT

The security deposit is a sum of money that you must pay to the landlord when you sign the lease. This sum will **be cashed immediately and kept by the landlord** for the duration of the rental period. This amount is used to cover any damage caused to the apartment, it will be returned to you when you leave the apartment if no damage is found during the final inventory.



GOOD TO KNOW

The amount, payment and return of the security deposit are governed by law and must be mentioned in the lease. The amount demanded cannot exceed one month's rent excluding service charges for an unfurnished apartment and two months' rent excluding charges for a furnished apartment.



INSURING YOUR ACCOMMODATION

The tenant is responsible for any damage that he or she may cause during the rental period. Taking out a home insurance policy is mandatory for furnished and unfurnished accommodation: it is the responsibility of the tenant, whatever the duration of the lease. Generally, the landlord will ask for proof of insurance when you receive the keys.

You can take out this insurance with your French bank or a private insurance company.

Basic insurance, also referred to as "rental risks" insurance, must cover at least the damage resulting from fire, explosion or water damage. This type of insurance policy will compensate the owner in case of damage to the apartment or to the building, but your personal property will not be covered.

"Multi-risk home insurance": In addition to damage to the apartment or to the building resulting from fire, explosion or water damage, your personal property (furniture, clothing, appliances, valuables, etc.) will also be insured.

"Civil liability" insurance: This covers damage caused to a third party in the context of private life. Generally speaking, civil liability insurance is automatically included in the home insurance policy.

THE CONDITION AND INVENTORY REPORT

The condition and inventory report is a mandatory document that describes the rented accommodation and must be attached to the rental agreement. It enables you to compare the condition of the accommodation at the beginning and end of the tenancy and to determine, in the event of necessary repairs, those to be paid for by the landlord or those for which the tenant is responsible.

It is important to write everything down in detail (the condition of the floors, ceilings, equipment, stains, cracks, etc.) to avoid a dispute at the time of departure (final inventory). Be very attentive to any possible damage: if the damage or defects are not noted at the beginning, the landlord may decide to keep all or part of the deposit. You can ask to check that the fixtures and fittings work properly (household appliances, heating, smoke detectors, etc.) and you will also have to think about reading the water, electricity and gas meters.

If the accommodation is furnished, a list of the equipment and furniture provided and their condition must be included in the condition and inventory report.

As a tenant, you have the right to correct the initial condition and inventory report within 10 days; the corrections must be sent to the landlord by registered mail with acknowledgment of receipt.

! PLEASE NOTE

You will be charged for the initial condition and inventory report if renting through an agency. The cost, calculated according to the size of the accommodation, is shared equally between the landlord and tenant. The final condition and inventory report is free of charge.



• ADMINISTRATIVE PROCEDURES

SERVICE CONTRACTS

Gas and electricity:

Remember to read the water and electricity meters during the initial inventory. As soon as you move in, unless you are in a student residence or a room in a private home, you must take out electricity, gas (if applicable) and water contracts in your name (depending on the accommodation and the city).

Ask the landlord if the meters have been cut off and ask who the previous energy suppliers were. If they have not been cut off and if you keep the same supplier, you will pay less in service charges: we therefore advise you to keep the same energy supplier as the previous tenant.



GOOD TO KNOW

Some landlords may offer an “all-inclusive” rental package, in which case these steps are not necessary.

To find the different suppliers available according to your location:

 <https://calculettes.energie-info.fr/pratique/liste-des-fournisseurs>

> Take out an internet/landline contract

Telephone landlines are most often included in internet packages.

- Note the previous occupant's landline number (and name)
- Don't hesitate to ask for advice and compare offers from internet providers. There are comparison websites comparing plans available for your accommodation (type of connection, speed, price, combined mobile phone plan, etc.).
- Be aware that some contracts commit you for a minimum period of time.



CHANGE OF ADDRESS

Remember to inform the various people and organizations concerned of your new address (family, employer, university, bank, insurance, tax office, CAF, Préfecture, etc.). It is possible to make a single online change-of-address declaration, which will then be sent simultaneously to several government departments and energy suppliers:

 <https://www.service-public.fr/particuliers/vosdroits/R11193>



GOOD TO KNOW

You can also use this service to notify a change of email address or telephone number (landline or mobile)



LEAVING YOUR APARTMENT

• PROCEDURE TO FOLLOW WITH THE LANDLORD

THE NOTICE OF DEPARTURE PERIOD

You've decided to leave your accommodation? You may terminate the lease at any time, **provided you respect the notice of departure period specified in the rental agreement** and pay rent during this period. Send a registered letter with acknowledgment of receipt to your landlord or the rental agency informing them of your departure.

THE FINAL CONDITION AND INVENTORY REPORT

Remember to make an appointment with the landlord or agency to set the date and time of the final condition and inventory report. The purpose is to check the condition of the accommodation, which must be left clean and undamaged, and to determine, in the event of necessary repairs, those which must be paid by the landlord and those for which the tenant is responsible.

The final condition and inventory report must be signed by the landlord and the tenant, each of whom keeps an identical copy.

After the final condition and inventory report, you must return the keys and leave the accommodation.

REFUND OF THE SECURITY DEPOSIT

If the final report is consistent with the initial report, the owner must return the deposit to you within one month following your departure. Reimbursements may be requested for damage (holes in the walls, damage, lack of maintenance, etc.) but not for wear and tear due to the age of the furniture and equipment.

If the landlord asks you to pay for repairs to the accommodation, these costs must be justified either by an estimate or by invoices.

! PLEASE NOTE

If necessary, remember to keep your French bank account during this period so that the amount can be transferred to it.



• THE ADMINISTRATIVE PROCEDURES

CHANGE OF ADDRESS WITH THE DIFFERENT ORGANIZATIONS

Don't forget:

- To share your new address with your friends, your landlord or your real estate agency, as well as with the different organizations (university, bank, tax office, CAF, CPAM, etc.)
- To have your mail forwarded or tracked to your new address: mail forwarding is a paid service of the Post Office: <https://www.laposte.fr/demenagement-absence>

! GOOD TO KNOW

You can change your address online and declare your new address simultaneously to several government departments and energy suppliers: <https://www.service-public.fr/particuliers/vosdroits/R11193>

CANCELING YOUR SERVICE CONTRACTS/HOUSING INSURANCE/HOUSING BENEFITS

- Remember to cancel your contracts (electricity, gas, internet, telephone) or request a change of address if you move into a new apartment
- Request that your home insurance be cancelled or notify your insurance company of the change of apartment if you are moving into a new rental property
- Inform the CAF that you are leaving your home if you were receiving housing benefits

! GOOD TO KNOW

Non-EU citizens must notify the Préfecture of their new location if moving to another city in France



STAYING IN CLERMONT AND IN THE TERRITORIAL SITES

• USEFUL SITES WHEN LOOKING FOR ACCOMMODATION:

SHORT-TERM ACCOMMODATION:

> Between private individuals

- Full or shared accommodation: www.airbnb.fr
- Accommodation shared with the host: www.couchsurfing.com
- Guest rooms: <https://www.chambres-hotes.fr/>
- Full or shared student housing: <https://housinganywhere.com/fr/>
- Tourist accommodation: www.clermontauvergnetourisme.com
- Rooms for rent and apartment-shares: www.roomlala.com

> Hotels/private residences

- Hotel rooms: <https://www.booking.com/index.fr.html>
- Furnished rentals up to 1 year: www.morningcroissant.fr
- Short or medium stays via the CROUS: <https://www.bedandcrous.com/>
- Short or medium stays in a whole apartment: www.appartcity.com

- Short or medium stays in hotel studios: <https://www.apparthotel-clermontferrand.com/>
- Hotel residence: www.hotel-residence-clermont-ferrand.fr
- Hotel residence in the city center: <https://www.hotel-residence-clermont-ferrand.fr/>

> Youth hostels

- For a friendly stay at an affordable price: <https://www.petitfute.com/z208-auvergne/c1166-hebergement/c147-auberge-de-jeunesse/>
- List of youth hostels: www.fuaj.org

> Residences and accommodation for young people

- List of residences reserved for students: www.logement-jeunes.unhaj.org
- Union Nationale des Maisons d'étudiants: www.unme-asso.com
- Le Bon Pasteur Association: www.foyer-st-joseph.org
- Corum Saint-Jean: www.corumsaintjean.fr
- Le Phare young workers' hostel: <http://fjtlephare.fr>

PRIVATE STUDENT RESIDENCES:

GOOD TO KNOW

Get in touch with your establishment to find out about possible partnerships they have with residences, so you can benefit from certain advantages

> Sites that list the different student residences by city:

- To easily find student accommodation: www.adele.org
- Website for searching apartments in student residences: <https://www.cap-logement-etudiant.com/residence-etudiante/auvergne-rhone-alpes/allier/vichy/>

> Residences in Clermont Ferrand:

- 9 Student residences, close to Les Cézeaux and the CHU: www.studcity-clermont.com
- 3 Residences close to Gergovia, Carnot or Les Cézeaux: <https://www.estudines.com>
- Residence close to Les Cézeaux: <https://www.logifac.fr/residence/la-residence-rabelais-clermont-ferrand/>
- Residences close to Carnot and the ESC: www.nexity-studea.com
- Residence close to Carnot: www.lesbellesannees.com
- Residence close to Carnot and the station: www.suitetudes.com
- Residence close to Carnot and Gergovia: <https://www.residencesartemis.com/residence/clermont-ferrand-oradou>



- Residence close to CHU Estaing and the dental school: <https://www.cardinalcampus.fr/residence/canopee>
- Residence in the city center: <https://www.nemea-residence-etudiante.com/france/auvergne/puy-de-dome/clermont-ferrand/clermont-centre/residence-135.html#>

> Residences in Aurillac

- Organization specialized in renting in the Massif Central: <https://www.polygone-sa.fr>
- Local organization: <https://www.cantal-habitat.fr>
- Accommodation at the Institut de Formation Professionnelle et Permanente (IFPP): <https://ifpp15.com/>

> Residences in Montluçon

- Residence close to the shops and businesses:
<https://www.habitatjeunes.org/logements/residence-la-batellerie/>
- Residence close to the IUT:
<https://www.habitatjeunesmontlucon.com/logements/lescale/>
- Residence managed by the CROUS:
<https://www.residenceetudiante.fr/residence/residence-studios-de-montlucon-crous-clermont-ferrand.html>
- Organization specialized in renting in Montluçon:
http://www.montlucon-habitat.fr/SITE_INTERNET_MH_web/fr/

> Residences in Puy en Velay

- Website with ads for student accommodation:
<https://www.habitez-etudiez.fr/fr/locations-etudiantes>
- Puy en Velay youth information center:
<https://www.pij-velay.org/logement.php>

> Residences in Moulins

- Website listing university residences in Moulins:
<https://www.habitatjeunes.org/ville/moulins/>
- Organization responsible for accommodation in Moulins:
<http://www.moulinshabitat.fr/>
- Young workers' hostel:
<https://www.foyer-le-tremplin.fr/>
- Résidence Anima:
https://www.viltais.fr/wp-content/uploads/2019/11/Flyer-Residence-Anima-100x210_VILTAIS-1.pdf
- Résidence l'étoile:
https://www.viltais.fr/wp-content/uploads/2019/11/Flyer-Residence-etoile-100x210_VILTAIS-HD1.pdf

- Accommodation for students and young workers:
<https://www.evolea.fr/louer/nos-logements-pour-etudiants/>

> Residences in Vichy

- Residence close to the station, shops and businesses:
https://www.adoma.cdc-habitat.fr/adoma/Loger-chez-Adoma/Je-cherche-un-logement/p-40-VICHY-CLAUDIUS-PETIT.htm?item_id=328
- Résidence Claudius Petit:
https://www.adoma.cdc-habitat.fr/adoma/Loger-chez-Adoma/Je-cherche-un-logement/p-40-VICHY-CLAUDIUS-PETIT.htm?item_id=328
- Intergenerational Residence:
http://www.vichy-habitat.fr/contenu/contenu_fck/dossier-de-presse-residence-les-docks-de-blois-op.pdf
- Young workers' hostels:
<http://www.fjt-vichy.fr/005/Ha-bergement.html>

BETWEEN PRIVATE INDIVIDUALS

- Full or shared student housing
<https://housinganywhere.com/fr>
- Student accommodation throughout France:
www.immojeune.com
- Website for accommodation in private homes managed by CROUS:
www.lokaviz.fr
- Information website of the Auvergne-Rhône-Alpes region:
www.info-jeunes.fr
- Small ads website:
www.leboncoin.fr
- Website of real estate ads from private individual to private individual:
www.pap.fr



- National Real Estate Federation website:
www.fnaim.fr
- Real estate ad website:
www.seloger.com

SHARED ACCOMMODATION/ROOMS IN PRIVATE HOMES

- Website listing shared accommodation advertisements:
https://www.leboncoin.fr/recherche?category=11&locations=Clermont-Ferrand_45.785791225917066_3.0939922602358267_9158
- Shared accommodation throughout France:
<https://www.immojeune.com/colocation.html>
- Rooms for rent throughout France:
www.appartager.com
- Website dedicated to shared accommodation:
www.lacartedescolocs.fr
- Shared accommodation between individuals, search by specific criteria:
www.locservice.fr/colocation/
- Rooms for rent and shared accommodation:
www.roomlala.com

SOLIDARITY-BASED ACCOMMODATION SHARING

- Solidarity-based accommodation sharing in the Auvergne:
<https://afevauvergne.fr/espace-benevole/projets/>

SOCIAL HOUSING

- To obtain social housing (single application to be renewed each year):
www.demande-logement-social.gouv.fr

Social landlords in the region:

- Action Logement:
www.auvergne-habitat.fr
- Website offering a large selection of social housing:
www.bienveo.fr
- Un habitat pour tous:
www.ophis.fr
- Habitat et Humanisme Auvergne:
www.habitat-humanisme.org/associations/habitat-humanisme-auvergne-2/

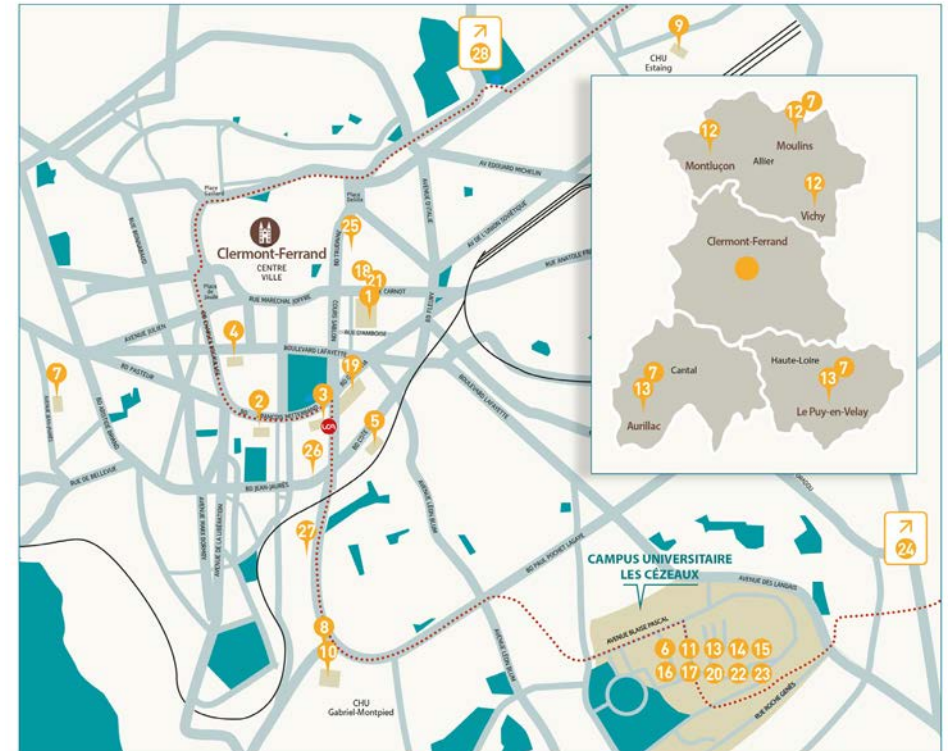
• GLOSSARY

- **Lease (or rental agreement):** contract signed between the tenant and the landlord (or lessor). It defines the obligations of each party and the terms of the lease (duration, price, monthly rental charges, notice period, amount of the security deposit, renewal terms).
- **Security deposit:** payment required at the signing of the lease, used as a guarantee to cover any damage caused by the tenant (unpaid rent or charges, damage to the accommodation). At the end of the contract, the security deposit is returned to the tenant if no damage is noted during the final inventory of fixtures.
- **Service charges:** expenses related to the accommodation, including elevator maintenance, maintenance of green spaces, security services, cleaning of common areas, etc. These charges may be included in the rent or specified in the rental agreement. These should not be confused with energy consumption charges such as water, electricity and gas, which are billed by independent companies.
- **Condition and inventory report:** visit carried out with the landlord (or lessor) at the time of taking over and leaving the rental property. Its purpose is to establish the condition of the accommodation on arrival and will be used as a reference on departure for the return of the security deposit.

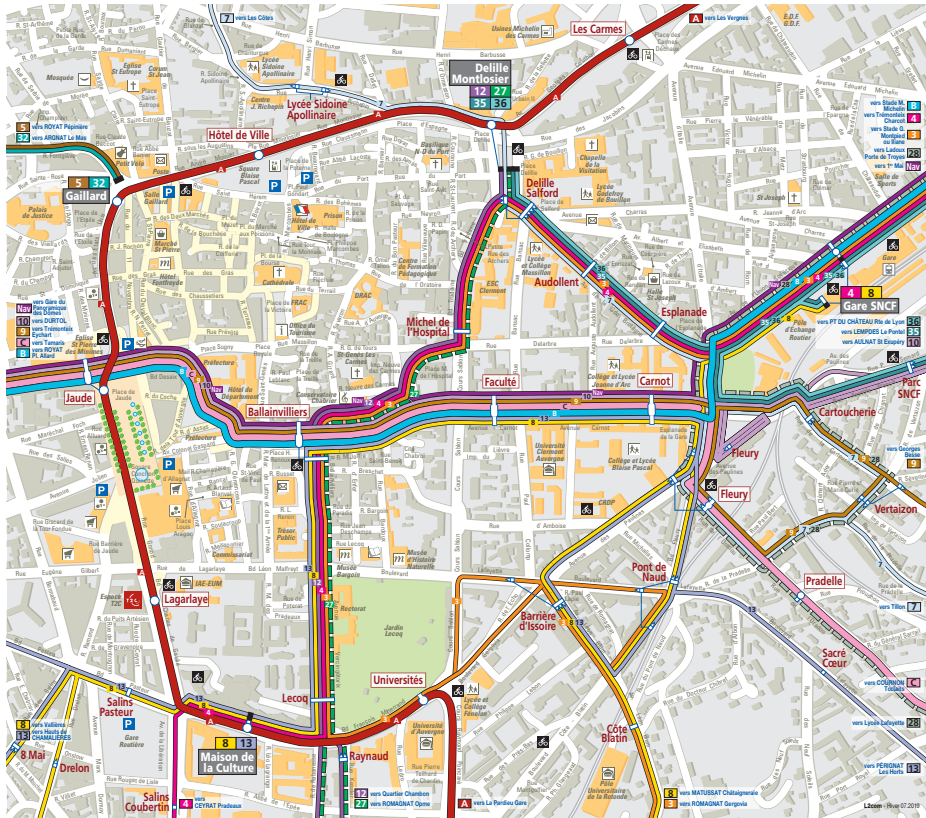
- **Guarantor:** a person who makes the commitment to your landlord to pay your rent for you if you are unable to do so.
- **Agency fees:** if the landlord uses a real estate agency or a professional for the inventories, a fee will be charged for the signing of the lease and the inventories.
- **Rent receipt:** document issued by your landlord as proof that you have paid your rent, which can be used as proof of address for administrative purposes. It is issued free of charge on request (you may have to pay postage fees for sending the document).

• USEFUL MAPS

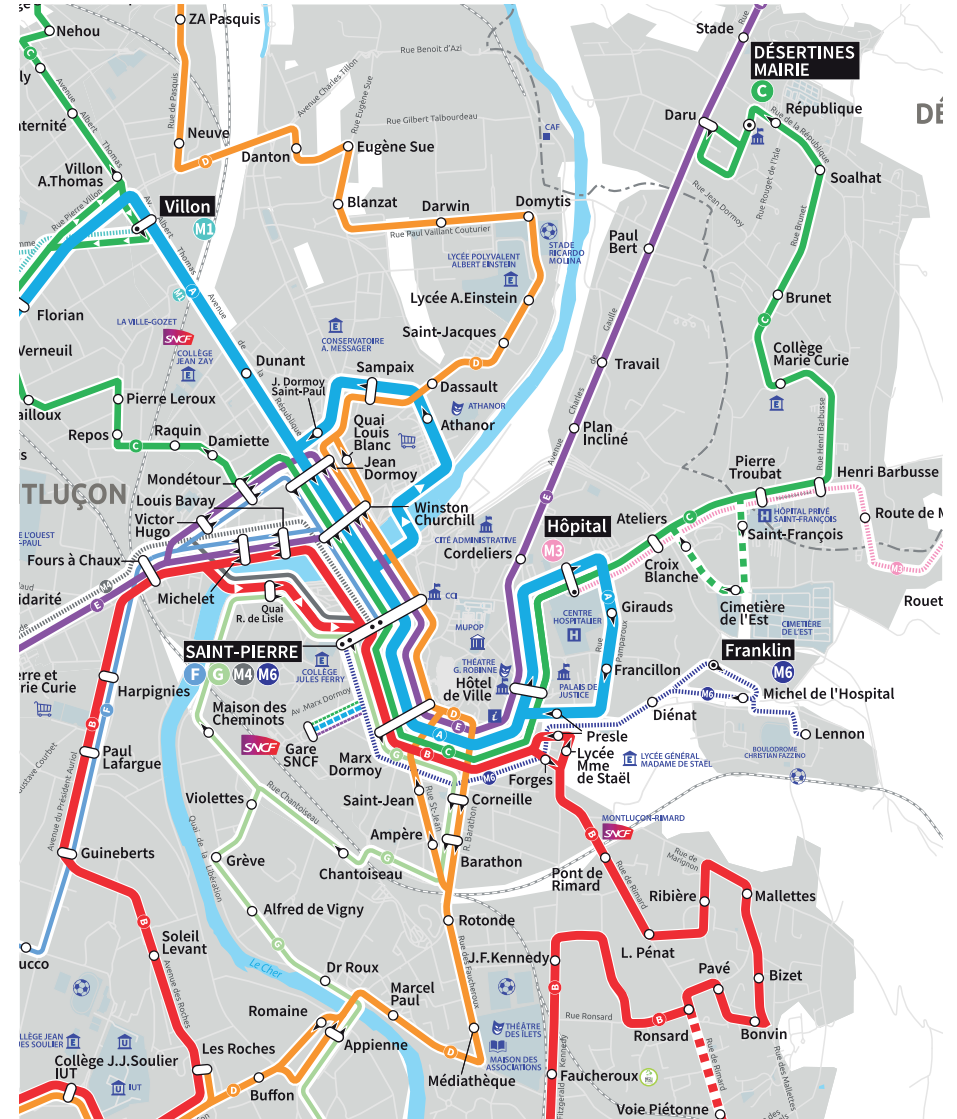
LOCATIONS OF THE VARIOUS UNIVERSITY SITES



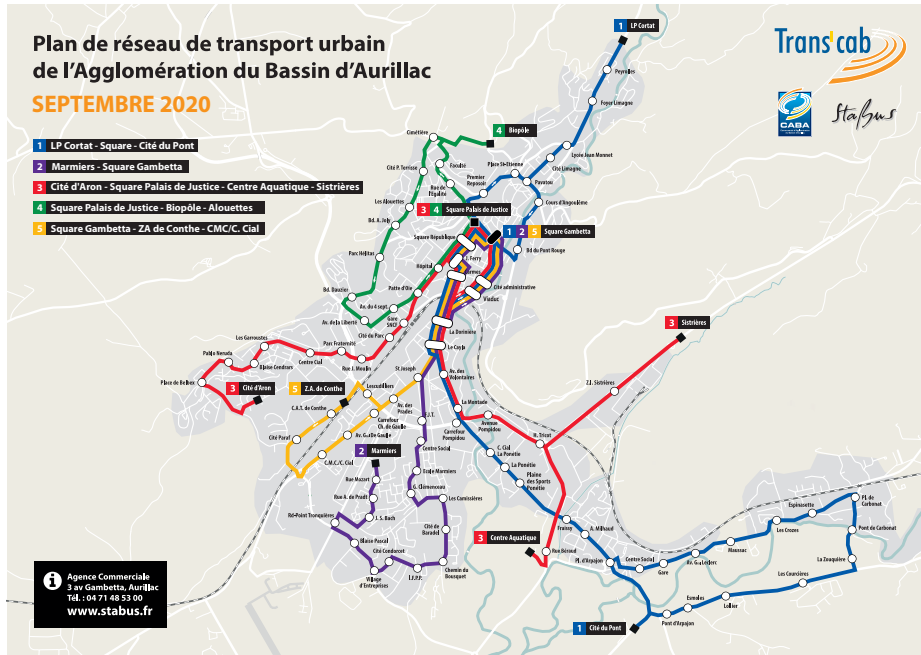
Clermont Ferrand: <https://www.t2c.fr/>



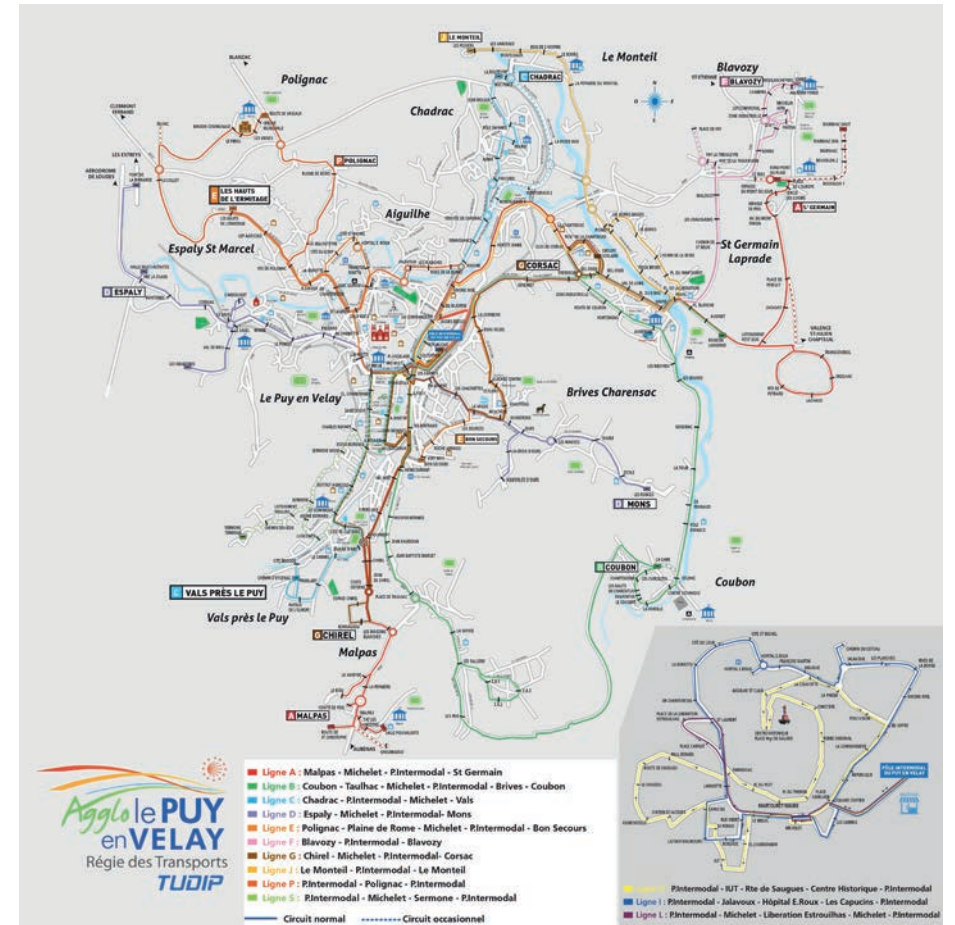
Montluçon: <https://www.maelis.eu/>



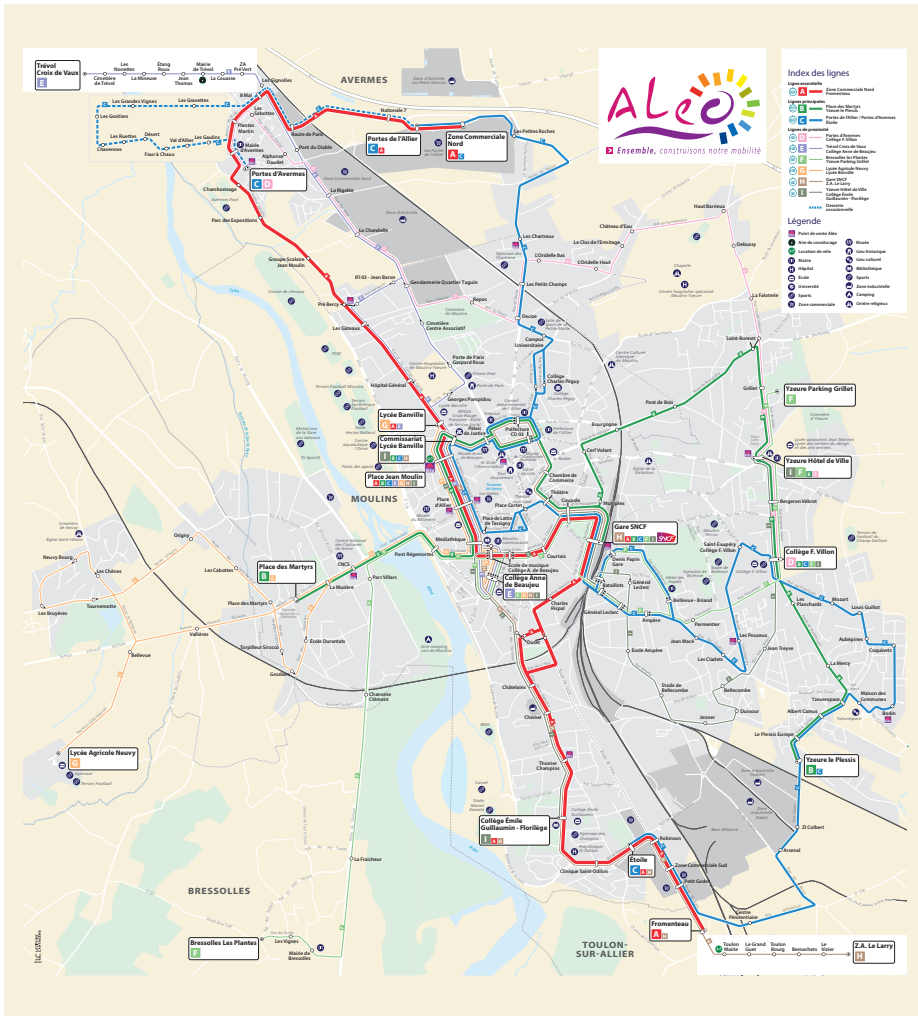
Aurillac: <https://www.stabus.fr/fr/lignes-urbaines/>



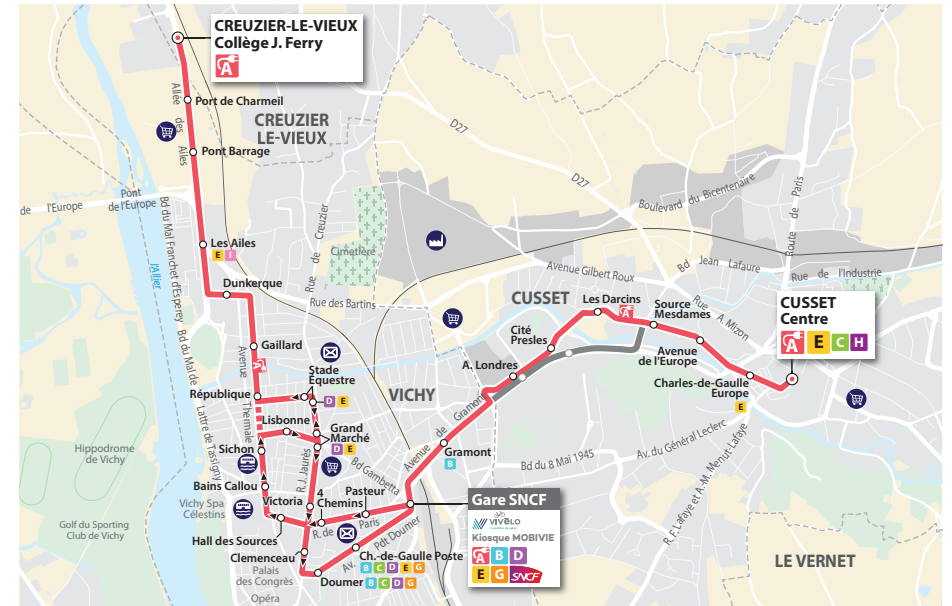
Le Puy en Velay: <http://www.tudip.fr/>



Moulins: <https://www.moulins-bus.com/se-deplacer/horaires-des-lignes/>



Vichy: <https://www.mobivie.fr/>





USEFUL LINKS / CONTACTS

GENERAL ACCOMMODATION INFORMATION:

- Agence Nationale pour l'Information sur le Logement:
www.anil.org
- Agence Départementale d'Information sur le Logement (conseils personnalisés sur tous les aspects juridiques, financiers ou fiscaux)
www.adil63.org
- Information on your rights and procedures:
www.service-public.fr
- Information on rental prices:
www.observatoires-des-loyers.org

HOUSING SERVICES AND BENEFITS:

- Housing benefits:
www.caf.fr
- Free government service that acts as a guarantor:
www.visale.fr
- Local committees that can assist young people in their search for accommodation:
www.uncllaj.org
- Centre d'Information et de Documentation Jeunesse :
<https://www.cidj.com/vie-quotidienne>
- Facilitating access to accommodation to promote employment (e.g., for work-study students and interns):
www.actionlogement.fr

- Assistance in case of financial, technical or relational difficulties related to your accommodation:
<https://puydedome.auvergnerhonealpes.soliha.fr/missions-aupres-particuliers/locataire/rencontre-difficultes-logement-souhaite-etre-conseille-orientee/>

TENANT DEFENSE ASSOCIATIONS:

- Confédération de la Consommation, du Logement et du Cadre de Vie:
www.clcv.org
- Confédération Nationale du Logement:
www.lacnl.com
- Confédération Syndicale des Familles:
www.la-csf.org
- UFC Que Choisir:
www.quechoisir.org
- Union Nationale des Associations Familiales:
www.unaf.fr

KNOW AND PROTECT YOUR RIGHTS:

- Information on your rights and procedures:
www.service-public.fr
- Agence Départementale pour l'Information sur le Logement:
www.adil63.org

- Commission Départementale de Conciliation, CDC:
www.puy-de-dome.gouv.fr/litiges-bailleurs-locataires-baux-d-habitation-r1237.html
- Conciliateurs de France:
www.conciliateurs.fr

Conseil Départemental d'Accès au Droit:
www.cdad63.com

- Maison de la Justice et du Droit:
mjd.clermont-ferrand@justice.fr
- Défenseur des droits:
www.defenseurdesdroits.fr

CALCULATE YOUR BUDGET:

- Budget calculator:
www.lafinancepourtous.com/outils/calculateurs/calculateur-de-budget-simple/
- Free application to manage a shared accommodation budget:
www.tricount.com

• YOUR CONTACTS

Euraxess Auvergne

Tel : 04 73 40 63 21 / 04 73 40 63 29
<https://www.uca.fr/international/accueil-international/euraxess-auvergne>
Contact : euraxess-auvergne@uca.fr

Espace d'Accueil Étudiants

CROUS 30, rue Étienne Dolet 63000 Clermont-Ferrand
<https://usine.crous-clermont.fr/cnous/lespaceaccueil-etudiants/>
Contact : espace.accueil.etudiant@crous-clermont.fr

Ecoles Doctorales

Lettres, Sciences Humaines et Sociales
Tel : 04 73 34 68 25 / 04 73 40 51 62
Contact : edlshs.drv@uca.fr

Sciences Economiques, Juridiques, Politiques et de Gestion

Tel : 04 73 40 52 61 / 04 73 34 68 25
Contact : edsejpg.drv@uca.fr

Sciences Fondamentales

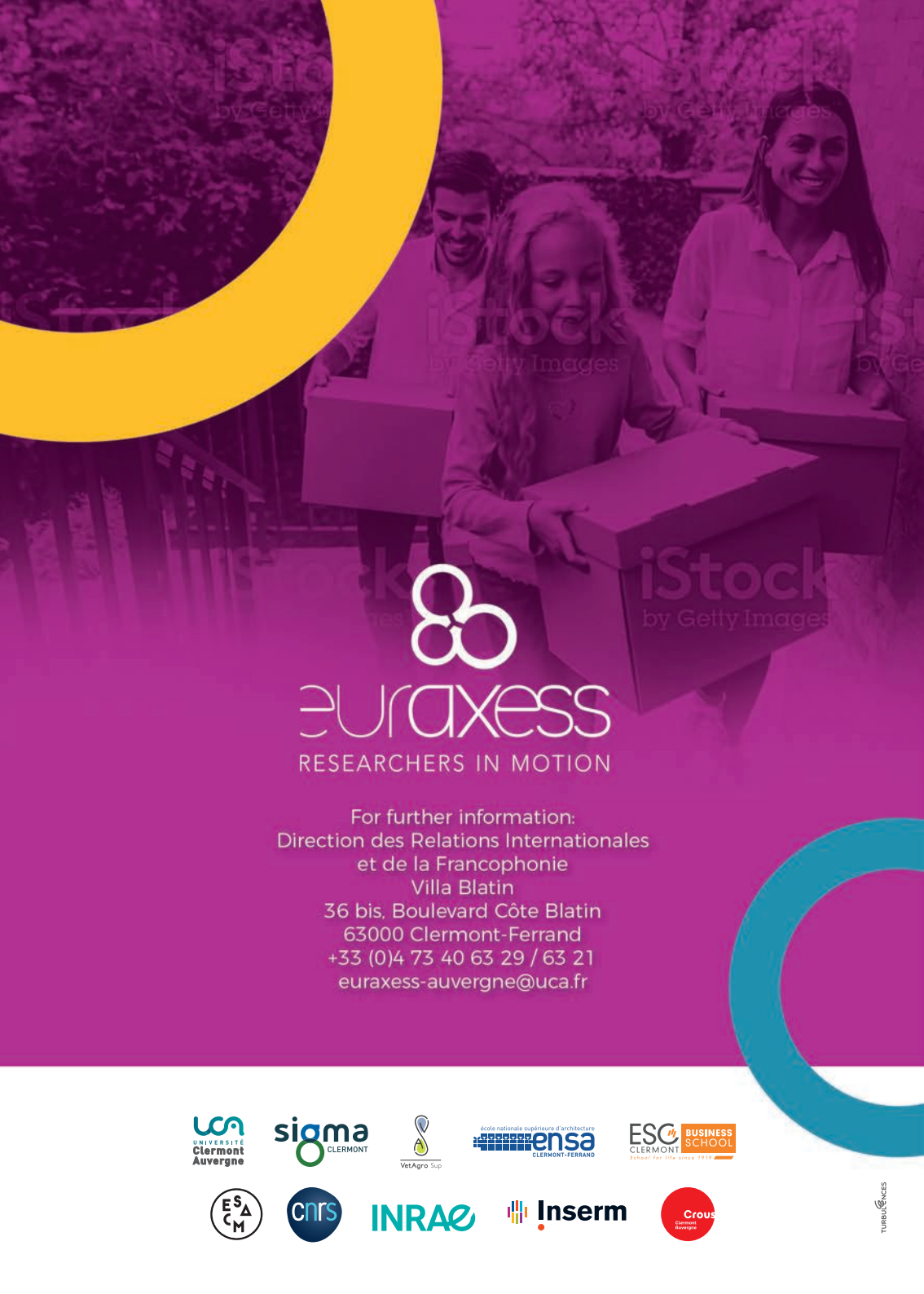
Tel : 04 73 40 53 76
Contact : edsf.drv@uca.fr

Sciences Pour l'Ingénieur

Tel : 04 73 40 76 09
Contact : edspi.drv@uca.fr

Sciences de la Vie, Santé, Agronomie, Environnement

Tel : 04 73 17 79 37
Contact : edsvsae.drv@uca.fr



euraxess

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