

CENTRAL FINLAND STUDENT HOUSING FOUNDATION

PRICELIST FOR LIABILITY FOR DAMAGE

Valid as of 1st of March 2019

According to the Act on Residential Leases, it is the tenant's responsibility to look after the apartment with all due care.

The tenant is liable for compensation to the lessor for any damage to the apartment caused by the tenant willfully or through negligence or other carelessness. Central Finland Student Housing Foundation (KOAS) will charge for any damage caused in accordance with this pricelist for liability for damage, unless it has been caused by normal wear and tear.

Further information on the resident's liability for damage is available in the Koas Resident's Guide.

The pricelist for liability for damage does not often correspond to the actual repair costs. Therefore, Koas will invoice the resident directly in accordance with the resident directly in accordance with the actual repair costs incurred.

On-call maintenance visits will be invoiced according to the charge made by the maintenance company, and then the costs will be notably higher. The pricelist for liability for damage includes material and work costs. Prices are given in euros (€).

Cleaning

Cleaning 1 h 40

Repairs

Repair 1 h		50
Emptying out the apartment / room		according to the invoice
Replacement of flooring: shared room / bedroom		300
Replacement of flooring: other rooms		according to the invoice
Replacement of vinyl plank flooring	material 39€/m ²	according to the invoice
Replacement of laminated flooring	material 12€/m ²	according to the invoice
Replacement for parquet flooring	material 39€/m ²	
Floor lining: room		150
Patching of flooring in rooms with wet facilities (small cut or hole)		according to the invoice
Patching of broken tile flooring		according to the invoice
Kitchen table top		according to the invoice

Painting

Painting of rooms		320
Painting of walls		120
Special painting (fiberglass wallpaper, encapsulation of cigarette smell or similar) + finishing painting		620 / per room
Painting of ceilings		according to the invoice

Interior doors of apartments

Interior door / soundproofing door of the apartment		300
Light interior door of the apartment		130
Wardrobe door		90
Light interior door of the apartment without hollow		200
Sliding door		according to the invoice

Bathroom furniture

Toilet tank		220
Toilet tank cover		90
Toilet bowl		420

Washbasin	195
Toilet room mirror / mirror with glass shelf	60
Mirrored cabinet door	70
Mirrored cabinet	400
Drying rack (Oskarin oksa)	80
Shower wall	according to the invoice

Keys

Storage cabinet lock	75
Spare lock cylinder (mounting and dismounting)	100
Cut key	30
Exec/Sento	35
Iloq key	40
Lost Iloq key, lock coding	100
Iloq padlock	300
Parking place key	15
Serialisation change	according to the invoice
Wrong key to the lock, fixing of the lock	according to the invoice

KOAS furniture

Mattress	140
Office chair	140
Bed	400
Light fitting	100
Chest of drawers	250
Book shelf	250
Curtains	100
Work desk	250
Installation of KOAS light fitting	60
Renewing of KOAS light fitting	110
Plastic cover for floor, used beneath a desk chair	50

Apartment front door and windows

Apartment front door	according to the invoice
Window glass replacement	according to the invoice
Thermal glass replacement	according to the invoice
Balcony door	according to the invoice

Household appliances

(Refrigerating machines, cookers, hoods)

Refrigerator glass shelf	60
Refrigerator door shelf	60
Fruit & Vegetable box	60
Freezer compartment cover	65
Oven door glass	130
Waste sorting system	70
Renewing the oven	300
Renewing the fridge	350

Other damage

Damage caused by pets	according to the invoice
Ionization of a cigarette smelling apartment	according to the invoice

IKEA furniture (only in Palstatie 3 shared apartments)

<i>Chair</i>	115
<i>Desk</i>	190
<i>Light fitting</i>	200

If the repair measure is not stated in the pricelist, the charge for the work will be according to the invoice

