

# Finding an apartment

If won't live in a university dormitory, you need to find an apartment first before the ward office procedure.

There are real estate agents with **English/Chinese-speaking** staff on campus or around the university. Using the real estate agent near the university, the contract goes smoothly and handling fee can be cheaper.

- Univ. CO-OP room guide  
<https://bit.ly/3a0zmQd>  
Language: English and Chinese
- Unilife @ Hokkaido University  
<https://unilife.co.jp/store/12/>  
Language: English and Chinese
- Apaman shop Hokudaimae  
<https://bit.ly/33qrPI0>  
Language: English and Chinese
- Apaman shop Kita 18  
<https://bit.ly/2Uf9XMd>  
Language: English

Which agent?  
How to find ?



These 4 companies provide remote support for you to find your apartment. It might be possible for you to get the information before you actually arrive in Sapporo. Some companies provide their services in English or Chinese. Contact them and tell them your budget.

# Finding an apartment



When can I move in?

I have found a nice room, I can move in tomorrow! ... No, you can't.

Usually, it takes approximately **7 ~14 days** to finish the paperwork before you actually move in.

Necessary thing for contract?



Initial cost  
(totaling 4 or 5 months' rent)



Passport or Residence card



Student ID or a document  
prove your entrance into HU



Contact information of  
emergency contact persons

What expenses  
should I pay?

- ① Deposit(Shikikin) : approx. 1 month rent  
(if newly build apartment, key money(reikin) 1 month rent may be charged)
- ② Prepaid rent: approx. 1~1.5 months rent
- ③ Cleaning fee: depending on the room size. approx. 1K: ¥25,000~3LDK: ¥55,000
- ④ FF stove break up fee, water area disinfect fee: one or both of these fees may be charged.
- ⑤ Key changing fee: depending on the apartment, this cost may be charged.
- ⑥ **Guarantee fee and Fire insurance** : Both **mandatory** fee.  
Guarantee fee is approx. 0.5~1 month rent, fire insurance fee is approx. ¥8,000/year.

# Guarantor and Emergency contact person

A guarantor is generally required when renting a house or apartment in Japan. If this is the case, you will need to apply to a private guarantee company.



The guarantee company requires emergency contacts. One should be one of **your parents/relatives** in your home country, and the other person one of **your friends living in Japan**. But conditions vary between guarantee companies (e.g. emergency contacts should be a Japanese national or shouldn't be a student, etc.), so please consult with the agency about that in advance.



Please note that university personnel and professors cannot be your emergency contact person or guarantor. Do NOT ask them to be your guarantor nor emergency contact person!

# More Information



Real estate agent who  
make an arrangement  
for short-term stay.

Best Stay

<https://beststay.jp/>

Language: English, Chinese and others

Mail: support@beststay.jp



Choosing Private Dormitory ?

If you are interested in Private Dormitory,  
Please ask Univ. CO-OP room guide  
for more information.

Univ. CO-OP room guide

<https://bit.ly/3a0zmQd>



Furnished Apartment !  
Short-term Plan !  
Monthly Contract !

Leopalace21

<https://www.leopalace21.com/>

Language: English, Chinese and others

TEL: 050-2016-2232

For more details

Click ↓

