Looking for somewhere to live?
Welcome to Umeå’s best accommodation

Där du känner dig hemma
Secure, trouble-free accommodation with professional service

Bostaden is Umeå’s municipal housing company and the city’s largest landlord. We lease student accommodation, rental apartments and premises. It is important to us that our tenants feel secure, receive a professional service and live in a home that gives due consideration to the environment. Our sustainable buildings and careful management are intended to provide the best housing alternative in the municipality of Umeå – socially, financially and ecologically.

Our online leasing is simple and efficient. However, the system is based on you taking the initiative to find housing. If you do not have access to a computer, you can obtain personal service at our Customer Service Centre.

How to look for an apartment

Begin by registering a personal page on our website. Once you have done this, you can search for vacant apartments. Our online leasing service is based on your active participation. Each working-day morning, we advertise vacant apartments. You conduct your own search among vacant accommodations and need to register your interest on the same day that they are advertised. On the following day, the eight applicants with the longest period of registration will be offered the lease via their personal page. Once you receive an offer, you have three working days to accept or decline. You do so either on your personal page or via our Customer Service Centre. More information is available on our website at: www.bostaden.umea.se

Your personal page is important

If you want to apply for one of our accommodations, you need to visit our website and register a personal page. This is an important step, as only then will you be placed in the queue for an apartment. The amount of time you are registered decides your place in the queue for an apartment. As the name implies, your personal page is solely for your own use and does not apply to anyone else. In order to ensure that you retain your place in our queue, you must login to your personal page at least once a year.

Student accommodation

If you are looking for student accommodation you must have been admitted to a course or study programme of at least 15 higher education credits at either Umeå University or SLU Umeå when you register your interest in a student apartment or a single room in student corridor.

Sign eContract instead of a paper contract

When you sign a lease with us, you do so electronically on what is known as an eContract. Signing an eContract is both simple and environmentally friendly. Naturally, you can sign a hardcopy if you prefer. If so, you are most welcome to contact our Customer Service Centre.

General expectations

If you want to live in one of our apartments, we expect you to
• be 18 years of age or over
• have a regular income for at least six months from the day of occupation. By regular income, we mean a wage or salary, pension, unemployment benefit or equivalent, social security benefit certified by Umeå Municipality, or Swedish Government student finance in accordance with a study plan
• be able to provide good references from previous landlords, if we so request
• show appropriate care for both your apartment and common areas and refrain from using your apartment in a manner that might be considered to cause disturbance to your neighbours.
You are not permitted to have
• significant defaults on payments, current debts to ourselves or any other landlord or other significant debts to the Swedish Enforcement Authority
• recurring reports of disorder.
If you fail to fulfil these requirements, we are unable to approve your housing application and you will be blocked from making any further applications. This block will remain in place until such time as the circumstances have been resolved. Your personal page registration is not affected by any such action. When you are able to demonstrate that the situation has been resolved, we will naturally be happy to remove the block.

All over Umeå
Our accommodations are located all over Umeå, as well as in the adjacent districts of Bullmark, Ersmark, Sävar, Obbola and Holmsund. We have rental apartments, student apartments and single rooms in student corridor, and apartments for seniors. You can learn more at our website.

Email notifications of vacant apartments
If you have registered your email address on your personal page, you can order automatic notifications regarding vacant apartments. You can do so when logged in to your personal page. Here, you can describe the type of accommodation you are interested in. When we place an apartment on our website that matches your wishes, you will receive an email from us. If you receive such a notification and are interested in the apartment, you must login and register your interest on the same day. Queue time decides who will be offered the apartment. The longer you have been registered and in the queue, the better your chance of finding an apartment.

No computer?
If you don't have access to a computer with an internet connection, you are most welcome to telephone or visit our Customer Service Centre. Our Customer Service Centre is also equipped with a self-service computer where you can search for vacant accommodations. We will be delighted to show you how our online leasing works!
Your Area Landlord

All of our tenants have an Area Landlord to whom they can always address any questions about their accommodation or report any faults. You will find contact information for your Area Landlord on our website and in the stairwell of your building.

Here to help you

If you are looking for accommodation or have any questions about your apartment, our Customer Administrators are always happy to help. Please call us on +46 (0)90 17 77 00 or email kundcenter@bostaden.umea.se Naturally, you are always most welcome to visit us at Östra Kyrkogatan 2.