



DWELL STUDENT LIVING 德優學社



ABOUT US

Settle well and live comfortably with us

Dwell Student Living is one of Asia's fastest-growing international student accommodation owners and operators, with properties spanning four continents worldwide. As of December 2023, we own 17 purpose-built student accommodations, comprising over 5,550 beds across Australia, the United Kingdom and the United States of America.

Contact Us

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Website: <https://dwellstudent.com.hk/>

Address:

dwell Prince Edward: 177 Prince Edward Road West, MongKok, Kowloon

dwell Ho Man Tin: 56 Ma Tau Wai Road, HungHom, Kowloon

Our Properties

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dwell Prince Edward 太子樓

Location	177 Prince Edward Road West, MongKok, Kowloon
Living Area	Approx. 6,970 sq.ft (1/F to 3/F)
Student Accommodation	66 beds
Features	<ul style="list-style-type: none">• Heritage Building• Newly renovated• Female accommodation only



dwell Ho Man Tin 德文樓

Location	56 Ma Tau Wai Road, Hunghom, Kowloon
Living Area	Approx. 9,239 sq.ft (3/F to 18/F)
Student Accommodation	89 beds
Features	<ul style="list-style-type: none">• Brand new building

Location & MTR

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dwel Prince Edward

2 mins walk to Price Edward Station
4 mins walk to Mong Kok East Station
8 mins walk to Mong Kok Station



dwel Ho Man Tin

8 mins walk to Ho Man Tin Station
7 mins walk to Whampoa Station
10 mins walk to To Kwa Wan Station

Less than 20 min by MTR to various campus



For 24/25 Academic Year

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Room Types	Premium Loft	Standard Loft
Monthly Rent (Inclusive)	HK\$8,300	HK\$7,500
No. of Units	33	33
Key Differentiators	Premium View Higher Privacy Level More Storage	Standard View Average Privacy Level Less Storage

dwell Prince Edward

Female-only accommodation
Heritage building - newly renovated
and brand new facilities

Duration:

26 August 2024 to 9 August 2025

Total payment:

Annual rental (12 months) + security deposits (2 months)

Payment before:

On or before 15 July 2024

Booking requirements:

Proof of Hong Kong Tertiary Student Status
Certified True Copy of Identity Document
Signed License Agreement and House Rules

dwell Ho Man Tin

Brand new building

Duration:

19 August 2024 to 2 August 2025

Total payment:

Annual rental (12 months) + security deposits (2 months)

Payment before:

On or before 15 July 2024

Booking requirements:

Proof of Hong Kong Tertiary Student Status
Certified True Copy of Identity Document
Signed License Agreement and House Rules

Room Types	Premium Single Room	Standard Room
Monthly Rent (Inclusive)	HK\$8,800	HK\$7,800
No. of Units	26	63
Key Differentiators	Single Room Higher Privacy Level More Storage	Shared Room Average Privacy Level Less Storage

Shared Facilities

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Features

- High-speed WIFI
- Smart access to the building
- Maintenance support
- 24/7 security control

Regular Cleaning Services

- Weekly cleaning services
- Daily garbage disposal

In Room Amenities

- Communal kitchen & living area
- Air-conditioning system
- Fridge
- Induction stove with cooking hood
- Comfortable bed with mattress
- Study area
- Ample storage
- Mirror
- Window curtain
- Shoe cabinet
- Electronic door lock

10-min Living Zone

- Tube Stations
- Laundry
- Parcel Pick-Up Points
- Stadium
- Supermarkets
- Street Markets
- Hospitals
- Postal Service



**Community
Building**



**Emotional
Building**












**Physical
Building**

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-  • Langham Place
-  • Moko Shopping mall
-  • Mong Kok Fai Hui - Flower Market
-  • Fa Yuen Street market
-  • Laundry
-  • Mong Kok Stadium
-  • Boundary Street Sports Centre
-  • Tai Hang Tung Recreation Ground
-  • Delivery pick up



Shopping Mall



Street Market



Cultural and recreational facilities

dwell Prince Edward

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Building outlook



Ground Floor Main Entrance



Gallery Staircase



Gallery hub



Schematic Layout

Premium Loft-Monthly Rental HK\$8,300




Standard Loft-Monthly Rental HK\$7,500



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-  • Hunghom Square
-  • Hunghom Market
-  • Whampoa Plaza
-  • Ko Shan Theatre
-  • Ho Man Tin East Service Reservoir
-  • Tsing Chau Street Playground
-  • Tai Wan Shan Swimming Pool
-  • Laundry
-  • Delivery pick up



Cultural



Cultural and recreational facilities



Shopping Malls

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Ground Floor Main Entrance and Lobby



Typical Lift Lobby



Typical Floor (4/F-17/F)



Duplex floor - Lower



Duplex floor - Upper

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Premium Single Room-Monthly Rental HK\$8,800



Standard Room-Monthly Rental HK\$7,800



4/F-17/F Living Area



18/F Duplex Floor Living Area

