

Graduate Student Housing Recommendations (Compiled Spring 2025)

This document contains information about where some graduate students in the math department currently live or have lived in the past. There are plenty of other options than the ones listed below, so feel free to email a Graduate Student Council representative with questions.

For each entry, we asked about:

- Location (address or name of complex)
- Rating 1-5 (1=not recommended, 5=highly recommended)
- Approximate monthly rent and utility costs (Note: The amount listed may reflect only one person's share and may have been split among multiple roommates.)
- Positive and negative comments

Entries are organized by rating.

Gregpage Graduate & Family Housing

- Rating: 5/5
- Cost: \$867 per month (includes everything)
- Positives:
 - It is campus housing so very close to campus.
 - The Green Bus Route will take you to Kroger Field.
 - You can call Fixit, a maintenance manager by campus for free, available 24/7.
 - The space is big and even if you have a roommate you have your own room.
 - Also I think it's cheaper compared to other apartments near campus, and we don't need to pay for utilities.
 - It's also fully furnished.
- Negatives:
 - The building looks old.

Bridle Creek Apartments

- Rating: 5/5
- Cost: \$700 per month plus about \$90 per month for utilities
- Positives:
 - Management was usually pretty quick to respond to issues, but sometimes it would take a couple of in-person requests to get things to happen.
 - The apartments were really nice for the price, especially if having your own bathroom is important.
 - It is a simple route to get to campus and right across from Fayette Mall.
- Negatives:
 - The worst part about this apartment was the drive to campus on Nicholasville every day. It could be pretty high traffic on the way back especially. Not bad if you don't mind the occasional 30 minute commute. Buses also pick up right next to the apartments.

UK Medical View Properties, Royalty Court

- Rating: 4/5
- Cost: \$750 per month
- Positives:
 - 20 minute walk from campus.
 - Helpful maintenance.
 - Passably nice.
- Negatives:
 - Surrounded by strip malls.
 - Near train tracks.
 - Rent is increasing.

Graduate and Family Housing (625 South Limestone)

- Rating: 4/5
- Cost: \$685 per month (includes everything)
- Positives:
 - Amazing location, only a 10-minute walk to Patterson Office Tower.
 - Rent is very affordable, even if living alone.
- Negatives:
 - Housing is only guaranteed for three years, and you will most likely need to move at some point.
 - Parking is very expensive if you own a car.

Campus Downs

- Rating: 4/5
- Cost: \$1,350 per month plus less than \$300 per month for utilities
- Positives:
 - Only 1 mile from the office.
 - 3 bed 2 bath with washer and dryer plus a dishwasher
 - The neighbors aren't too loud.
 - Rent is very reasonable when split 3 ways.
- Negatives:
 - Landlord is slow to respond to maintenance requests.
 - Guests are not allowed to use the parking lot, though there is always plenty of space.

Belmont Run

- Rating: 4/5
- Cost: \$550 per month plus about \$120-\$170 per month for utilities
- Positives:
 - Maintenance and management is good. I have had no problems and they are usually on time.
 - It's also located right behind Waller Avenue with Campus Pub, Dollar Store, Subway, and Dunkin close by.
- Negatives:
 - Washing Machine is in a different unit across the road for me.

Stonehurst Studios

- Rating: 4/5
- Cost: \$525 per month plus \$45 renter's insurance plus about \$100 per month for utilities
- Positives:
 - I live alone. The studio is a very reasonable size given the price.
 - The walk to POT is 15 minutes and the walk to the bus center is 8 minutes.
 - I was given a parking sticker even though I don't have a car so sometimes I let my friends park in our lot using the sticker.
 - There is a shared laundry room in the basement (but it has problems, see the negative section).
 - Maintenance is easy to schedule and swift when the issue is in your unit.
 - The bathroom counter is huge and has plenty of space for stuff.
 - The kitchen is modest but works fine for one person, especially if you don't cook much.
- Negatives:
 - They used to allow pets but it looks like they don't anymore.
 - This is not suitable for more than 2 people and I honestly don't recommend two people live here together.
 - The laundry room is advertised as 4 washers and 4 dryers but we only have 1 working washer and 2 working dryers and they won't fix it.
 - Any maintenance request you make for the shared spaces gets deleted and "handled internally by the rental company" which just means they can ignore the problem and you don't get to monitor the progress.
 - The ground floor apartments flood during heavy rain and grow mold which the rental company will ignore.
 - You are responsible for maintaining the blinds so if they break you have to replace them.
 - There is a fair amount of neighborhood drama because we have some alcoholics and people on parole but you can easily mind your business and it won't affect you.
 - It looks like you get 2 closets, but one of them is full of your water heater.

The Axis at 1435

- Rating: 4/5
- Cost: \$945 per month plus \$150 per month for utilities
- Positives:
 - Management has been responsive, units are in good condition.
 - The rent is steep, but for a 1bd/studio for \$845 a month and close to campus, it's pretty good.
 - It is within a 10 min walk to UK Blue/White routes, and the 5.
 - It's far from POT, being on the south end of campus, but the buses make it manageable.
- Negatives:
 - They try to fill leases with a higher rent amount earlier in the year, and drop prices back down later in the year. Be aware when looking for housing early in the school year vs later in the school year.
 - Having a car would make living in this place easier, as it isn't all that close to amenities like grocery, restaurants, etc.
 - Living directly on Nicholasville also means traffic gets bad whenever there's a football game, and if you are facing the road, it is rather loud.