



Perfect
for Lettings

Landlord protection



perfectforlettings.co.uk

As a residential landlord you will want to protect your assets and your rental income against risks that may arise when renting out your property, including:

- Damage to your property – buildings and/or contents
- Non-payment of rent
- Emergency repairs
- Emergency accommodation (for your tenant if the property becomes uninhabitable).

Perfect for Lettings

- Insurance policies specifically designed for a residential landlord
- Expert advice from property insurance experts
- In-house claims team to help you in the event of a claim – our aim is to get your property back to normal as quickly as possible.



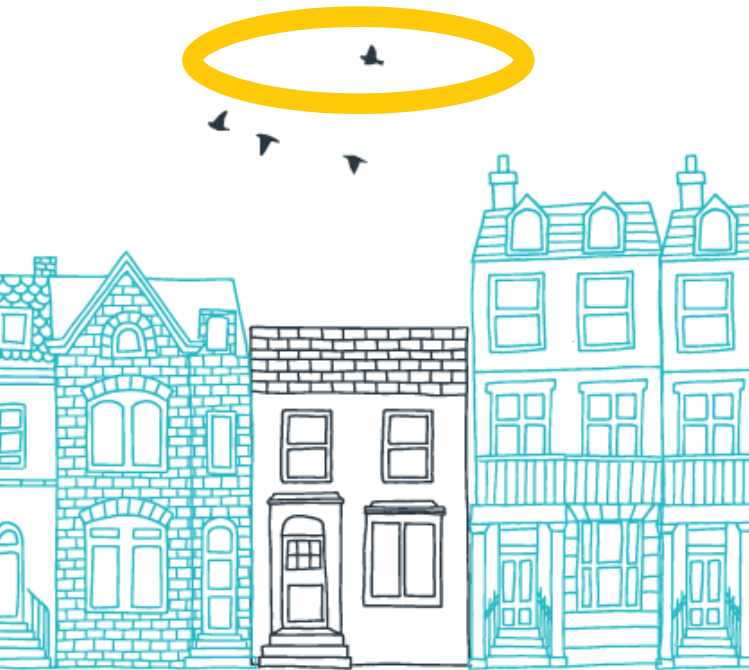
Rent guarantee insurance and legal expenses

Cover includes:

- Rent limit of £2,500 per month (higher limit of £5,000 available) to a maximum of 12 months
- Rent of one month or more must be outstanding to claim
- Legal expenses up to £50,000
- Hotel expenses up to £1,500
- Nil excess.

Optional additional covers:

- Vacant possession cover
- Tax and VAT investigations.



Landlord 24/7 Home Emergency

Cover includes:

- Blockage, breaking or flooding of plumbing and/or drainage system
- Boiler breakdown
- Burst pipes
- Electrical emergency and breakdown
- Failure of roofing
- Failure of external locks
- Inoperable toilet (where no other is available)
- Pests – wasps, mice, rats
- Tenants can report the emergency (with your permission)
- Failure of cooker/oven
- Alternative accommodation
- Nil excess.



Landlord buildings and/or contents insurance

Enhanced covers included as standard:

- Accidental damage
- Malicious damage by tenant
- Unoccupancy – full cover up to 75 days between tenancies
- Illegal cultivation of drugs.

Leaseholders – flats

Your management fee will usually include insurance cover for the structure of the building and communal parts, however you may need insurance for the contents of your flat and your legal liabilities.



Please contact our landlord's team on **01799 588133** or email them at **hello@perfectforlettings.co.uk** for a quote, and to discuss your individual requirements.

As part of Saffron Insurance we can also arrange insurances:

- Home – buildings and contents
- Motor – including commercial vehicles
- Motor breakdown
- Travel – personal and business
- Pets and livestock
- Life and income protection
- Business insurance
- Personal and commercial legal expenses.

Saffron
Insurance

Terms and conditions apply to all policies placed, and excesses may apply. Full details will be provided with your personal quotation.

Perfect for Lettings is a trading style of Saffron Insurance Services Ltd. Saffron Insurance Services Ltd is authorised and regulated by the Financial Conduct Authority. Registered office: 22 High Street, Saffron Walden, Essex CB10 1AX

