

Rent Guarantee Insurance

New View Residential are confident of the quality and reliability of our Tenants. All of our Tenants undergo a Fully Comprehensive Reference/Credit and ID check.

To back this up we are happy to offer 6 months Rent Guarantee Insurance free of charge to our Landlords as a feature of our Full Management Package*.

Our Let Alliance Rent Guarantee provides:

Comprehensive Cover

Rental income paid in the event a tenant default (up to £2500 per month - max £25,000 in total)

The rental benefit will be paid up until the tenant is no longer in the property

Legal Expenses Cover (up to £25,000)

A Legal Advice Helpline

Nil Excess

This can be renewed for a further 6 months for just £60, alternatively annual policies are available at £90

The Facts:

Unemployment rose to 2.67 million as at January 2012 **

Unpaid rent totalled £276m in the UK as at January 2011 ***

40% of landlords reported a rise in tenants having difficulty paying during the previous six months ****

Only 12% of landlords in the UK currently have legal expenses and rent guarantee insurance

“I cannot understand why every landlord is not covered by rental guarantee and legal expenses insurance, and this is particularly important for accidental landlords who are often as much potential victims of the recession as their tenants”. **Property Ombudsman’s Christopher Hamer**

(Source: www.residentiallandlord.co.uk)

* Not available on Company Lets or non UK Tenants without a UK credit history

** Office of National Statistics

*** LSL Property Services Report (www.landlordtoday.co.uk/news_features - 16th Sept 2011)

**** Association of Residential Letting Agents (ARLA) survey December 2011