

Landlord Insurance

Insurance Product Information Document



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Authorised and regulated by the Financial Conduct Authority, Financial Services Register number 307523.

COMPANY: HOME & LEGACY

PRODUCT: PRESTIGE LANDLORD

This document summarises the key features of Prestige Landlord. Your policy documentation provides the terms & conditions, and other important information. Details of the specific cover you selected to meet your individual needs are in your schedule.

What is this type of insurance?

Prestige Landlord provides buildings and/ or contents insurance for residential rental properties.



What is insured?

BUILDINGS &/ OR CONTENTS

- ✓ Loss or damage due to events such as fire, theft or attempted theft, malicious damage, escape of water, storm or flood
- ✓ Property owner's liability up to £2,000,000 if you're legally responsible for damaging another person's property or causing their death or injury
- ✓ Employer's liability up to £10,000,000 if your domestic staff suffer accidental injury or death as a result of the work they are employed to do for you

BUILDINGS ONLY

- ✓ Loss of rent or alternative accommodation up to 20% of the buildings sum insured if the property can't be lived in following an insured event
- ✓ Detecting and repairing leaking pipes up to £5,000
- ✓ Making good damage caused by emergency services when attending an emergency at the property
- ✓ Defective premises liability up to £2,000,000 for accidental injury to any person including your tenant or damage to their property if you are legally liable

CONTENTS ONLY

- ✓ Loss of rent or alternative accommodation up to 20% of the contents sum insured or £5,000, whichever higher, if property can't be lived in following an insured event

OPTIONAL – ACCIDENTAL DAMAGE (IF REQUESTED)

- Accidental loss or damage to buildings &/ or contents (including by the tenant)



What is not insured?

BUILDINGS &/ OR CONTENTS

- ✗ Loss or damage due to wear and tear/ lack of maintenance
- ✗ Theft, attempted theft or malicious damage if the property is not lived in for more than 30 days in a row
- ✗ Loss or damage caused by domestic animals

BUILDINGS ONLY

- ✗ Loss or damage caused by storm/ flood to fences, gates & hedges

CONTENTS ONLY

- ✗ Landlord's personal items left in the property, unless agreed
- ✗ Theft or attempted theft not involving force/ violence
- ✗ Theft, attempted theft or malicious damage by the tenant

OPTIONAL – ACCIDENTAL DAMAGE (IF REQUESTED)

- Any amount if there is no written tenancy agreement
- Any amount that may be deducted from the tenancy deposit
- Loss or damage to contents outside the property



Are there any restrictions on my cover?

BUILDINGS &/ OR CONTENTS

- ! Limits of cover shown in the policy wording
- ! Excesses & endorsements detailed on the schedule
- ! Escape of water when the property is not lived in for more than 30 days in a row, unless the water is turned off

CONTENTS ONLY

- ! £500 for loss or damage caused by theft or attempted theft from outbuildings
- ! £500 for replacing locks and keys (Loss of keys due to the tenant not returning them is not covered)

OPTIONAL – ACCIDENTAL DAMAGE (IF REQUESTED)

- £750 for accidental breakage of mirrors, fixed glass in furniture and ceramic hobs (if optional cover requested for contents)



Where am I covered?

- ✓ Your property located in England, Wales, Scotland and the Isle of Man



What are my obligations?

- To provide complete & accurate answers to the questions asked when you take out, renew and amend your policy
- To pay the cost of the insurance
- To tell us as soon as possible if anything you have told us changes. If not, this could invalidate your claim
- To maintain your insured property in a good condition and repair
- To inspect the property at least every 14 days if it is not lived in (before the start of a tenancy or between lets)
- To tell us as soon as possible if you need to make a claim and give us any information we may need
- To cooperate with us or our appointed representatives at all times throughout the processing of your claim



When and how do I pay?

- Please pay the premium before the cover first starts or renews
- We will write to you before your renewal date to let you know the renewal premium
- You can pay us using debit/ credit card or electronically
- If you wish to pay by instalments, we can introduce you to a specialist premium finance loans company



When does the cover start and end?

- The period of insurance is shown on your relevant policy schedule



How do I cancel the contract?

- You can cancel this policy at any time by contacting your insurance intermediary or us
- If you cancel your policy within 14 days of purchase you will receive a full premium refund as long as you have not made a claim
- If you cancel your policy after the first 14 days you will receive a proportionate premium refund as long as you have not made a claim. We will charge you an administration fee of £15 when cancelling. This will be deducted from the premium refund.