XL CATLIN JOINS RENTGUARD’s PANEL OF INSURERS

Buy-to-Let property insurance specialists Rentguard have launched a new partnership with leading UK insurer XL Catlin. The partnership allows Rentguard to increase its range of landlord insurance products available to brokers, intermediaries and letting agents across the UK.

The Buildings and Contents Insurance for Landlords product underwritten by XL Catlin, covers the property against damage caused by fire, storm, flood, as well as malicious damage.

The cover can also protect the landlords’ possessions, and fixtures and fittings against theft, attempted theft or accidental damage.

The policy also includes legal liabilities cover which protects against expenses arising out of accidental injury and accidental damage. This policy also provides up to £5,000,000 limit of indemnity cover and up to £10,000,000 employers liability.

Policies are available on a wide range of properties and can cater for a variety of roof and wall construction types.

XL Catlin is a global insurance company and is able to offer over 30 years of experience and knowledge to Rentguard’s agents.

“We are pleased to announce the partnership between ourselves and such an experienced insurer as XL Catlin. Following our recent partnership with Legal & General, this is another example of how Rentguard is continuously aiming to provide even better products for our agents,” said Rentguard Director Steve Jones.

To find out more about this new product, visit www.rentguard.co.uk or call 020 8587 1060.
DID YOU KNOW?

Rentguard can also provide Tenant's Liability & Contents Insurance! Underwritten by leading UK insurer Ageas, this great value policy covers tenants against accidental damage to the property, landlord’s fixtures and fittings, the cost of repair following damage to fixed water pipes and tanks.

The cover includes household goods, valuables and belongings including money up to £750 and credit cards up to £1,000 within the property.

Alternative accommodation is also available if the property is uninhabitable as a result of loss or damage.

Additional significant features include replacement of locks if your keys are stolen or lost and cover for loss of oil and metered water.

Our policies are available at highly competitive rates. For further information, please call 020 8587 1060.

BIBA 2016 – ENJOY AN ICECREAM WITH THE RENTGUARD ICE ANGELS!

Rentguard are proud to announce that we will once again be exhibiting at BIBA Exhibition which takes place at Manchester Central on May 11 & 12.

The two day event brings together insurance brokers from across a wide range of sectors, giving them a chance to build trading relationships, as well as sourcing new business.

Come and visit us at stand E85 to meet our team and discuss what we can do for you. Our Ice Angels will also be back by popular demand providing delicious ice creams made using liquid nitrogen - so come and join us for a refreshing treat!

Click here to register as a visitor for the event.

WE’RE HERE FOR YOU!

Remember - our quoteline team are here from 8.30am to 5.30pm Monday to Friday and until 5pm on Saturdays too, for any last minute quotes you may have.

So, if you need a quick quote on virtually any type of property and are scratching your head wondering ‘who can I call at this hour?’ then give Rentguard a ring on 0800 033 4111!
Half of all homes sold in the UK in the last two weeks of March were bought by landlords as they sought to beat the stamp duty deadline on 1st April, new figures have revealed.

Many experts had predicted that landlords across the UK were clamouring to beat the additional stamp duty surcharge of 3% on buy-to-let properties and the monthly lettings index from Countrywide has confirmed that this was the case. 50% of property purchases in the final 15 days of March were from landlords, compared to 18% during the same period in 2015.

£28 billion worth of home sales were completed in March, a 76% increase on the previous year, according to the index.

Overall landlords accounted for 23% of homes sold in March, compared to 13% in the previous year.

The increase in activity from landlords means more housing is now available for tenants to rent with many letting agents also reporting an increase in listings in March, one which is expected to continue well into April.

The largest increase in new rented homes was seen in London, with the capital 40% up on the first quarter of 2016.

The increase in supply has steadied rental increases with the average UK rent rising 3.4% in the year to March 2016, two thirds of the rate seen in the year up to March 2015.

The East of England saw rents grow the fastest, increasing 8.5% over the year period.

Growth in this region was largely driven by increasing numbers of tenants registering in the first three months of the year, up 34% year on year.

“Quite at odds with the intentions of the policy, the first measurable effect of the introduction of the new stamp duty rate has been to increase the number of homes owned by landlords, although this will likely be a temporary affect as we see reduced investor activity in future months,” says Johnny Morris, Research Director at Countrywide.

“The increase in supply of homes to rent from landlords bringing forward purchases seems to have taken the edge off rental growth. A similar increase in tenants looking for a home to rent though would indicate this may not persist,” Morris adds.
Our free online magazine Property Focus covers the latest news, views and statistics from the property market.

In issue four, we explore the investment opportunities in Oxford, as well as its places to visit, culture and history.

Plus, for a chance to win £50 to spend at Amazon, simply answer the following question:

What are residents of Oxford commonly known as?

Email your answer to propertyfocusmag@gmail.com or tweet it to @rentguard for a chance to win!

One lucky winner will be chosen on 30th June.

You can download or read online for free by clicking on the link below.

**Read the latest issue now!**

### 30 SECONDS WITH…

**VERA SANTOS – NEW BUSINESS EXECUTIVE**

How long have you worked at Rentguard?

Just under half a year now so I’m still relatively new but I’m really enjoying it.

What is the thing you enjoy most about your role?

Learning every day and working with my team.

What is the most challenging part?

Definitely the challenge of signing up new agents and hitting targets.

Where did you work before Rentguard?

I previously worked at a direct marketing company in Southwark.

What is your favourite food?

Hard question. I just love good food!

What’s your favourite drink?

Red wine (a good one obviously).

Favourite book?

Anything by Agatha Christie.

Who would play you in the Hollywood movie of your life and why?

Any tall actress I guess.

Favourite holiday destination?

Anywhere hot and there must be a beach!

How do you like to spend your spare time?

With my boyfriend and friends, with a good glass of wine.

Favourite football team?

BENFICA!! I’m a big fan!

YOU CAN CONTACT VERA ON:

Vera.Santos@rentguard.co.uk

Rentguard remains focused on providing a quality service to its business partners, their clients and customers.

In order to reinforce our commitment to excellence and further meet your needs, we welcome feedback and suggestions from our clients.

Please email info@rentguard.co.uk with your views.