

Residential Property Insurance

New Business Schedule

Policy number: COFLA 31273

Agent: South Essex Insurance Brokers Ltd T/as Lansdown Insurance Brokers

The Insured: Cedar Court Management (Gerrards Cross) Limited

Postal address: Quoteline Direct
Botanical House
Botanical Avenue
Old Trafford, Manchester
M16 0PQ

Annual premium: £3,891.24
Insurance Premium Tax: £466.95
Total annual premium: **£4,358.19**

Effective date: 21 July 2017

Renewal date: 21 July 2018

Business description: Ownership, management and maintenance of the premises

The Premises	Address	Postcode
A	1-10 Cedar Court 40 Oval Way Gerrards Cross Buckinghamshire	SL9 8PD

Property Damage Section

Premises A	Sum Insured
Sum Insured:	£4,585,876
Declared Value:	(£3,439,493)
Contents of Communal Parts	
Sum Insured	£25,000
Excluded Events:	
Property Damage Excess:	£500
Escape of Water Excess:	£1,000
Subsidence Excess:	£1,000
Storm Excess:	£1,000

Alternative accommodation and loss of rent In respect of Residential Buildings or any Individual Flat

Maximum of 33.33% of the Premises Sum Insured payable for a maximum period of 36 months

**Loss of Rent Section
In respect of Non-Residential Buildings**

Premises A

Sum Insured: £0

Terrorism Insured

Employers' Liability

Limit of Indemnity £10,000,000

Property Owners Liability

Limit of Indemnity £10,000,000
Third Party Property Damage Excess £250

Legal Expenses Insured

Limit of Indemnity £100,000

Endorsements Applicable: Yes

General Interests Clause

The interests of the owner(s) lessee(s) lessor(s) mortgagee(s) or other third parties which **You** are required to include on the Policy are automatically noted.
You will be required to tell **Us** of these in the event of a claim.

LANPD7 – Felt Roof Maintenance Condition

The **Premises** situate 1-10 Cedar Court, 40 Oval Way, Gerrards Cross, Buckinghamshire, SL9 8PD is wholly or partly felt roofed and the age of the felt roof is 10 years or older, or not known

It is hereby declared and agreed that:

- a) the Excess for each and every claim in respect of Storm is amended to £250 or the policy excess shown in the Schedule whichever is the greater on that portion of the **Building** roofed with felt on timber
- b) the felt on timber portion of the roof is to be inspected at least every two years by a competent roofing contractor and any recommendations are to be implemented immediately