

YOUR INVESTMENT IS OUR PRIORITY

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DON'T OVERLOOK THE IMPORTANCE OF INSURANCE!

Although we thoroughly check all references when inducting tenants and screen them for suitability for your property, it is a fact of life that things can go wrong. This is why we recommend that you effect a landlord protection insurance policy. Many investors overlook the need for loss of rent insurance / landlord protection insurance which also includes malicious damage and legal liability as policy features. For a modest premium, such a policy truly assists in protecting your investment. We kindly ask that you provide our office with a copy of your paid insurance policy, if you have arranged the policy yourself, we can retain this in our office file on your behalf.

WHY NOT MANAGE YOUR PROPERTY YOURSELF?

This is a great question and when it comes to self-management the main motivation in a lot of cases is that a person has the time, wants to manage the details themselves and / or they want to save on agent fees. However are you really saving anything? When it comes to self-management these are a few helpful hints of things that you might like to consider to weigh up the options:

- Could you bring yourself to evict a person or a family?
- Would you be able to represent yourself in a tribunal or court and argue a case?
- Do you want to be on call with your tenant 24 hours a day?
- How do you manage when things go wrong, if you're away or overseas?
- Are you available to arrange & supervise tradespeople at short notice, if required?
- How will you be able to verify a tenant's identification and check, if they have a possible defaulting history with a previous rental property?
- Are you good at record keeping, dates and keeping a tenancy payment ledger and produce this on request for your tenant?
- Do you know the warning signs of a bad tenant?
- Can you access the best landlord insurance should you self-manage?
- Are you ready for the challenge, and do you have the experience?



These are great reasons why most property owners choose to have their property managed by a professional agent. At the end of the day, what you're really buying is peace of mind for yourself and your family. All agent fees are tax deductible and you can have more quality time spent focusing on other real and more urgent priorities than the day to day management of a rental property. Managing rental properties professionally is what we do best, so you can focus on what you do best, and enjoy life without all the hassles that come with self-management of your Investment.