

Structural Warranty

10 Year Structural Warranty
for your Self-Build or
Conversion project



National Technical Audit Service *including*
Building Control Approval option.

- ✓ New Self-Builds,
Conversions and Extensions
- ✓ Completed or
Part Completed Properties
- ✓ Building Control Service
available
- ✓ You no longer need to use
your Local Authority to comply with
Building Regulations or to carry out
Building Control Inspections

BUILD-ZONE
10 YEAR WARRANTY

Whether you are building your 'Dream Home' or converting an existing building, a 10 Year Structural Warranty is the best way to protect you against the effect that a Major Structural Defect could have on what is possibly your largest investment.

Should you wish to sell your property at some point in the future, the Build-Zone Warranty will give your purchaser the peace of mind that the building was completed professionally and that it is covered by an insurance backed Structural Warranty for 10 years from Completion.

Relying on Certification by an Architect or Approved Professional fundamentally requires that you can prove negligence against the Professional, an often lengthy and potentially costly legal process, sometimes to no effect.



Site Technical Audits and Building Control Function

A series of Technical Audits are carried out on site by a national network of highly qualified and experienced Surveyors at key stages throughout the project. Each inspection is designed to ensure the project is being built in accordance with Building Regulations and good practice with the correct use of materials.

You can also make your Building Regulation Application through our panel of Approved Surveyors as you no longer have to use your Local Authority. Our Surveyors provide a Building Control and Inspection Service with a fast turnaround. Using the same Surveyor to carry out the Building Control function as well as the Technical Audit for the Warranty can provide substantial savings.

Cover Overview

The Insurers will indemnify the Policyholder against all claims discovered and notified to the Underwriter during the Period of Insurance in respect of :-

- 1) The cost of complete or partial rebuilding or rectifying work to the Housing Unit which has been affected by Major Damage attributable to a Defect in the Design, Workmanship or Materials, provided always that the liability of the Insurers does not exceed the reasonable cost of rebuilding each Housing Unit to its original specification.
- 2) The cost of making good any Defect in the Design, Workmanship or Material in the drainage system which was newly constructed by the Builder in connection with the Housing Unit and for which the Policyholder is responsible.
- 3) The necessary and reasonable costs incurred in repairing, replacing or rectifying any part of the Waterproof Envelope of the Housing Unit as a result of ingress of water caused by a Defect in the Design, Workmanship, Materials or Components of the waterproofing elements of the Housing Unit.
- 4) The cost of repairing or making good any Defects in the chimneys and flues of the Housing Unit causing an imminent danger to the health and safety of occupants.

Most Banks and Building Societies are unwilling to provide funds on a new or newly converted property less than 10 years old unless it is covered by a Structural Warranty (in some cases Architects' Certification may be acceptable)

Automatic Extensions

- Additional Local Authority and Building Regulation Costs
- Alternative Accommodation Costs
- Debris Removal Costs
- Additional Professional Fees

Claims

We use an independent firm of Loss Adjusters with very specific Building Construction experience to respond to and manage your claim. From the moment you contact us, we will work hard to ensure that your expectations are met.

Security

The policy is underwritten by Mitsui Sumitomo (London Management) Ltd, Syndicate 3210 at Lloyd's. Mitsui are rated AA- (Very Strong)

Obtain a quote by visiting

WWW.BUILD-ZONE.COM or call 0845 230 9874