

Bluestone



RENT SHIELD GUIDE

Rent Shield Guide

Introduction

Whether you're a first time investor or seasoned landlord, you will more than likely know that letting a property can be an unpredictable process. This is why we have introduced a fresh and bespoke service offering landlords a guaranteed and regular income from their rental property.

Our experienced and professional staff will guide you seamlessly through the lettings process to ensure that you have a truly stress free experience.

Guaranteed Rent

Whilst it can sometimes seem tempting to go it alone or use a traditional service, our Rent Shield option will often work out as being the most profitable solution. This is because, the rental figure that we initially provide you with, will be what you receive throughout the whole tenancy and unlike a conventional service there are no risks of any unexpected costs.

We offer a 12 month fixed contract, throughout which you will receive monthly payments regardless of whether the property is 'let' or 'vacant'. Whereas if you let property yourself you may experience lengthy void periods and costs that may be incurred for damages.

Additionally, there are no hidden fees or charges as the agreement is between you and Bluestone. Alongside this, we will take on full management responsibilities for the property to ensure that it is a hassle free process for you.



Some further reasons to choose Rent Shield:

- Guaranteed Rent – even if the property is vacant or the tenant fails to pay
- Tenants deal with us – tenants will never contact you or be provided with contact details
- No fees or commissions
- Flexibility – we can be flexible with rental payments
- We cover damages – we guarantee the internal condition of the property, this will be subject to fair wear and tear
- Legal costs covered – if there is ever any need for court action, we will meet all the legal costs and you will continue to receive rental payments
- Guaranteed start date – regardless of how long it takes us to find a tenant, we will pay you from start date that we agree with you

Who should consider the Rent Shield Service?

The Rent Shield service offers landlords a guaranteed rent that may be useful for people in a number of different circumstances.

- Perhaps you own several properties and are looking for an income from one without the hassle and worry associated with being a landlord
- Maybe you have relocated and can't effectively manage your property
- You own a number of investment properties and are looking to spread the risk
- Maybe your property is for sale and you are looking to generate a regular income



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