

Home Insurance

Insurance Product Information Document

Company: Caledon MGA Ltd

Product: Specialist Home Insurance – Residential Let Home



This document summarises the Caledon Specialist Home insurance policy for Residential Let Home properties. You will find full terms and conditions along with other important information in the policy documents which are available online or via your broker.

What is this type of insurance?

This insurance can protect you against loss or damage to your buildings and/or contents for specific perils. It can cover such perils as fire, flood, storm, theft and subsidence as detailed in the policy documents. You can also add optional covers to the policy.



What is insured?

- ✓ The maximum amount you can claim for loss or damage to buildings and/or contents is the sum insured shown on your schedule.

Loss, damage or liability arising from:

- ✓ Fire, including related smoke damage. Lightning, explosion and earthquake
- ✓ Aircraft and other flying devices. This includes drones, gliders, hang gliders; or items dropped from any of the above.
- ✓ Storm, flood, or weight of snow or ice
- ✓ Escape of water from fixed water tanks, apparatus or pipes or freezing of fixed water tanks, apparatus or pipes.
- ✓ Escape of oil from a fixed domestic oil-fired heating installation; or smoke damage caused by a fault in any fixed domestic heating installation.
- ✓ Theft or attempted theft.
- ✓ Impact by vehicles or animals.
- ✓ Riot or malicious damage.
- ✓ Subsidence, heave or landslip
- ✓ Aerials and satellite dishes
- ✓ Falling trees
- ✓ Limited accidental damage cover
- ✓ Your liability to others as owner of the home and its land up to £5,000,000
- ✓ Your liability to others as occupiers of the home up to £5,000,000
- ✓ Your liability to your domestic staff £10,000,000.

Optional cover

- Extended accidental damage cover



What is not insured?

Loss, damage or liability arising from:

- ✗ Wear, tear and gradual deterioration
- ✗ Dryness, dampness and wet or dry rot
- ✗ Faulty design, the use of unsuitable materials, faulty workmanship and defective materials
- ✗ Deliberate acts by you or any other person living with you.
- ✗ Infectious disease, fear or threat of an infectious disease or action taken to minimise or prevent the impact of an infectious disease.
- ✗ Storm or flood to drives, patios, terraces, decking, gates or fences.
- ✗ Escape of water due to the failure or lack of grouting or sealant.
- ✗ Escape of oil where you cannot provide evidence that the oil tank is less than 10 years old, or where you cannot provide evidence that the oil tank has been inspected every 12 months by a qualified OFTEC engineer and certificated as safe.
- ✗ Money and bank cards
- ✗ Home business contents, guns and personal items
- ✗ pedal cycles including **electrically assisted pedal cycles (EAPC)**
- ✗ Valuables other than antiques and collectibles, pictures, paintings and other works of art up to £5,000 in the let home only.



Are there any restrictions on cover?

- ! Contents in garages and outbuildings limited to £1,000.
- ! Contents in the open limited to £1,000.
- ! We will not pay more than 25% of the sum insured for buildings for loss of rent claims and will not pay for more than 24 months.
- ! Loss of oil and loss of metered water claims are limited to £2,500 in any one period of insurance.
- ! The holiday / second home must be inspected at least once every 6 months for cover to operate.



Where am I covered?

- ✓ At the address shown on the schedule located in the United Kingdom defined as England, Wales, Scotland, Northern Ireland and the Channel Islands.



What are my obligations?

- You must take reasonable care when providing information to your broker or us. We will rely on information you or your broker give us when a) deciding whether to cover you, b) deciding the policy terms, and c) setting the premium. If any information is not true, complete and accurate, it may affect your cover.
- You must take reasonable care to, a) prevent any loss, damage or injury; and b) keep any property covered under this policy in a good state of repair
- If you do not tell us about a change; or you give us incorrect information when telling us about a change, we may treat the policy as if it never existed, reduce the amount we pay for a claim or decline to pay a claim.
- You must notify your broker at least 30 days in advance of any building works starting at the home and before you enter into any contract for the works where the building works will exceed £75,000 including VAT.



When and how do I pay?

- Please contact your broker for details.



How do I cancel the contract?

- You can cancel the policy for any reason in the 14 days after the later of a) the start of the period of insurance; or b) the date you receive your policy documents. We will treat the policy as if it never existed and will return any premium payment to you. We will not do this if you have made a claim.
- After the cooling-off period, you can cancel the policy at any time. To do this, please tell your broker. We will return any premium you have paid in respect of any period after the cancellation date. We will not return any premium if you have made a claim. We may charge an administration fee for dealing with the cancellation