

EST.



2019

PREM PROPERTY

TRUSTED BY  
LANDLORDS  
IN THE  
MIDLANDS

# LIVING WITH DIGNITY

## ONE-TO-ONE SUPPORT FOR A FULFILLING LIFE



BUILDING FUTURES THROUGH  
SUPPORTED LIVING

# Introduction

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## What Is Supported Living?

Supported Living offers personalised care and housing for individuals with additional needs, allowing them to live independently with the right support. It creates a safe and comfortable environment where residents can maintain their dignity while receiving help with daily tasks, personal care, or health needs. This model balances independence with support, offering individuals greater opportunities to lead fulfilling and meaningful lives while feeling connected to their community.

## Creating Opportunities Through Supported Living

Supported Living is a valuable opportunity for landlords and providers to collaborate in delivering high-quality housing and care. Across the UK, including the Midlands and Greater London, landlords benefit from reliable returns and long-term property use. Providers gain access to quality homes for essential services. Together, they play an important role in supporting communities and making a positive impact.



# Why Guaranteed Rent Matters to Providers

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## UNDERSTANDING GUARANTEED RENT

Guaranteed rent means landlords receive a fixed monthly payment, even if the property isn't occupied. This removes the worry of void periods and income uncertainty. When landlords know they'll be paid on time, every time, they're more willing to let us manage their properties. This security builds a positive reputation, attracting more landlords to join our network.

As our pool of trusted landlords grows, so does our selection of properties. This translates into more housing choices for you, ensuring your service users have access to homes that match their specific needs, no lengthy searches, no last-minute compromises.

## BUILDING TRUST WITH LANDLORDS

### Professional Property Management as a Reassurance

We handle the entire spectrum of property management, from regular inspections and maintenance to compliance checks and rent collection. Landlords appreciate having a single, reliable point of contact.

### Ensuring Maintenance, Compliance, and Tenant Readiness

Before a home is offered to you, we ensure it's safe, compliant, and move-in ready. This quality assurance gives landlords confidence in our methods and provides you with a seamless placement experience.



# Professional Property Procurement: Ensuring Quality and Suitability

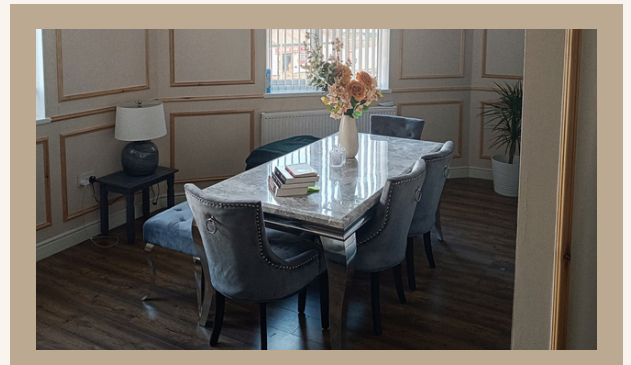
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## Identifying Suitable Properties for Supported Living

Not every property is suitable for every service user. We evaluate key factors such as accessibility, proximity to transport links, community living support services, and the potential for bespoke adaptations. By customising our approach, we ensure the properties align with your service users' individual needs, creating a supportive environment where they can flourish.

All properties we source meet local housing regulations and compliance standards, including safety checks and accessibility requirements. Whether it's purpose-built accommodation or a well-adapted home, you can trust that each property is fit for Supported Living and ready for immediate use.



## Flexible Sourcing and Expanding Options

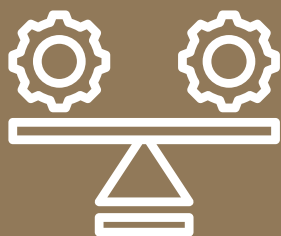
With strong relationships across our network of landlords and sourcing agents, we can act swiftly to secure accommodation. Whether it's an urgent need or a planned placement, our responsiveness ensures you always have suitable housing options when time is of the essence.

Our trusted relationships with landlords are built on delivering consistent results. Satisfied landlords often recommend us to others, enabling us to expand our portfolio continually. This means you benefit from an ever-growing selection of well-maintained properties that can evolve with your service needs.



# Direct Benefits to Service Users

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## Improved Outcomes Through Stability and Choice

When you have rapid access to a variety of suitable homes, you can place service users in environments that genuinely support their wellbeing. This stability leads to better health, educational, and social outcomes.



## Quicker Placement, Reduced Stress

Last-minute scrambles for accommodation are stressful for everyone involved. With our network in place, you can make informed decisions swiftly, reducing uncertainty and anxiety for those in need.



## Allowing Providers to Focus on Quality Care

By handling the property side of things, we free you to focus on what you do best, delivering compassionate, high-quality support. With housing secured, you can invest your energy in helping service users thrive.

## THE VALUE OF TRUSTED PARTNERSHIPS

We believe in building trusted partnerships with landlords by offering a guaranteed rent solution that ensures consistent rental income across the Midlands and Greater London.

Our approach accommodates various property types—whether blocks of flats, shared houses, or single flats—providing flexible solutions for landlords seeking peace of mind and stability.

### **Holistic Impact and Benefits to Landlords**

By working with us, you benefit from regulatory compliance, stress-free management, and minimised void periods—services we have successfully delivered to numerous landlords throughout the Midlands and Greater London.

Our comprehensive approach goes beyond property management, with regular inspections and dedicated support to uphold the highest standards in Supported Living operations. These well-maintained properties become essential assets for our Supported Living partners, meeting the growing demand for quality housing and providing a stable, supportive environment for individuals with additional needs.

Focusing on this region enables us to maintain strong relationships with landlords, sourcing agents, and local councils. This network ensures your portfolio is professionally managed, with properties kept well-maintained and designed to meet the needs of individuals requiring Supported Living solutions—all while strengthening our trusted partnership with you as a valued landlord.



# SAVE TIME. GROW FASTER. IMPACT COMMUNITIES



Prem Property aims to provide a dedicated, long-term property management service for landlords. Beyond our guaranteed rent arrangement, we deliver comprehensive support to ensure your investment remains profitable and well-maintained:

- Rent Collection and Disbursement
- Quarterly Property Inspections
- Communication Management
- Compliance Management
- Marketing and Lease Arrangements
- Maintenance Management
- Professional Schedule of Condition Preparation
- Additional Professional Services

At Prem Property, legal and compliance are core to our business. We carry out detailed checks on both landlords and Guaranteed Rent Providers to ensure everything meets funding, insurance, licensing, and planning requirements. For Guaranteed Rent Providers, we also review their directors, company history, insurance, and contract status. This thorough process ensures the lease arrangement is secure and safe, giving landlords peace of mind throughout the lease period.

Our approach makes a real difference in the communities we serve, giving both landlords and providers the confidence to rely on our solutions. By focusing on reliability, compliance, and dedicated support, we offer a hassle-free experience. We are committed to building strong relationships based on openness, respect, and a shared goal of providing safe, high-quality homes for those who need them most.

**CALL US & LEARN MORE  
ABOUT OUR SERVICES**

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