

STUDENT HOUSING INSURANCE

College & university enrolment in Canada is increasing and so is private student housing. With on-campus resources at capacity, savvy business owners and private individuals are responding to this growing trend. Purpose built or retro-fitted homes are increasingly providing students with something closer to home. These shorter-term rental agreements for younger, first time renters can pose a challenge when seeking insurance. **We're delighted to introduce APRIL's solution for your clients.**

Target Clients

- Privately or commercially owned
- International, college or university programs
- Residential dwellings to apartment style
- Shared accommodations or individual units
- Furnished or unfurnished

Coverage Features

- Broad form property up to \$1.5 million TIV*
- Replacement cost on building *
- Sewer backup limit included
- Contents coverage optional
- Rental income option
- Premises liability up to \$5 million
- Vandalism buy back available
- **NEW & EXCLUSIVE: Our unpaid rents Protection:**
 - Available as stand-alone policy or add-on to an APRIL Policy.

* for qualified risks

Underwriting Considerations

- Easy quoting process
- Competitive rates
- Minimum \$750 policy premium
- Minimum \$1,000 deductible
- **Our Unpaid rents protection is:**
 - For properties only located in ON and QC
 - Not available for rentals shorter than 6 months or social housing.

APRIL Canada is an MGA backed by worldwide expertise in providing innovative insurance solutions for your hard to place insurance risks across Canada.

COMMERCIAL . TRANSPORT . RESIDENTIAL . MARINE

To find out more or make an application, please contact:

commercial@april.ca
EN: 1-855-745-1010
FR: 1-855-745-2020
www.april.ca

APRIL UNPAID RENTS PROTECTION

APRIL Canada is the first and only insurer to offer protection for landlords against unpaid rents. Our innovative and flexible coverage will allow you to present the most comprehensive quote available on the market today to your clients.

Target Clients

- Property owners who rent out **all or part** of their home.
- Properties must be located in **ON or QC**.

Underwriting Considerations

- Available as **stand-alone** policy OR **add-on** to an APRIL policy (discount and payment plan available)
- **Per rented unit**
- No short term rental, nor social housing
- 25% of rent at the insured's expense
- 1-month of rent or security deposit in lieu of deductible
- Maximum limits:
 - \$25,000 per rented unit
 - \$100,000 per year

Coverage Features

- **Defaulting tenants**
 - up to 24 weeks
- **Failure to vacate**
 - up to 24 weeks
- Tenant released by Court from his lease obligations due to **hardship**
 - up to 4 weeks
- Tenant **vacating before end of lease** without respecting proper notice
 - up to 4 weeks
- **Death** of tenant
 - up to 4 weeks
- **Removal of tenant's possessions**
- **Bailiff fees** to evict a tenant

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