



Vacant Buildings

This product targets risks that are Vacant Buildings, Vacant Condo Units, Partially Vacant Buildings or Vacant Leased Space.



The HIT ZONE – *Our highest hit ratio*

- 🏠 Building is totally vacant
- 🏠 No more than 250,000 sq. ft. per location
- 🏠 No renovation work planned during policy term
- 🏠 Risk that is properly secured to prevent public access

PRODUCT ADVANTAGES

- ▶ Can consider policy terms of 3,6,9 and 12 months
- ▶ No restriction on the length of vacancy
- ▶ Business Personal Property coverage available
- ▶ Special Form and Replacement Cost available on structures that are less than 25 years old
- ▶ No liability deductible
- ▶ Renovation work up to \$250,000 in cost (Non-Structural)
- ▶ Additional liability limits can be provided (Up to \$5,000,000)
- ▶ Minimum earned premium is only 25% even on 3, 6 and 9 month policy terms
- ▶ Short term policy extensions by endorsements

ELIGIBILITY LIST (Includes all of the above characteristics)

- ▶ Buildings on a plot of land greater than 5 acres
- ▶ Building is not currently damaged
- ▶ Building is locked and fully secured from unauthorized entry
- ▶ No more than two losses in the past three years
- ▶ No locations in Alaska, Hawaii, Louisiana or West Virginia
- ▶ No past, pending or planned bankruptcy or judgment for unpaid taxes against the insured or any officer, partner, member of owner of the applicant individually within the past five (5) years
- ▶ **General liability specific eligibility**
 - ▶ Building is not located on a farm
 - ▶ Building does not have a swimming pool
 - ▶ Building is not scheduled for demolition during policy period
- ▶ **Property specific eligibility**
 - ▶ No tenants have been evicted in the past 60 days and no one is in the process of being evicted
 - ▶ No location is a mobile home
 - ▶ Building is not scheduled for a demolition

AVAILABLE PROPERTY LIMITS

- ▶ Coastal Zones – Maximum property values up to \$500,000 per location. Risks having property values up to \$250,000 for only non-structures (i.e. business personal property and business income) are available with wind in select counties without direct coastal exposure. Wind exclusion applies on all other coastal business.
- ▶ Vacant Condominium Units up to \$500,000 (including a maximum amount of \$50,000 in renovations)
- ▶ All other buildings up to \$3,000,000 (Depending on Protection Class)