



Innovative protection through ownership and use.

One comprehensive policy that replaces
complexity with simplicity.



Opportunities, unlocked.



The one solution that's better for everyone.

Just as W&I simplified a group of risks at a stroke, now O&U does the same for the risks your clients face across their ownership and use of the property.

O&U is the latest innovation from CLS Risk Solutions. With deep and established legal, data and insurance expertise, our team has created O&U as a financial tool that both comprehensively reduces risk exposure and provides administrative simplicity.

We've also teamed up with RSG to create an Integrated Real Estate Product (IREP). It combines O&U with W&I and provides comprehensive transactional risks cover for real estate deals.

Risk is less risky when you're one step ahead of it.

Helping you unlock more.

Policy features

- O&U is an innovative insurance tool that provides cover for risks arising from issues relating to Title to Shares, Title to Property, Public Law and Environmental. All under one policy.
- Backed by Great Lakes Insurance SE capacity, with a financial rating of AA- (Very strong) by S&P.
- Our collaboration with RSG lets you combine O&U with W&I (IREP), providing comprehensive transactional risks cover.

Scope of cover

- O&U cover is valid for asset ownership period.
- Maximum LOI £350m.
- Forward looking cover for use risks such as permits, environmental and restrictive covenants.
- Ground up cover and forward looking.
- Title to Property cover for set of standard real estate risks.
- Top Up cover to reach full asset value.
- Known Risks cover that includes W&I real estate led exclusions.
- Environmental Insurance for historic contamination/defence costs.

Key benefits

- Combining O&U and W&I as an Integrated Real Estate Product (IREP) is better operationally because:
 - Our wordings complement each other, leading to better coordination during a claim.
 - If a real estate related identified risk is discovered during the due diligence process, O&U can include these risks in scope of cover.
 - And, we'll have been involved in the underwriting process from day one. So we can balance the unknown risks and known risks under one policy, increasing the likelihood of getting cover.
- By separating real estate related risks from W&I, your client is better protected because the O&U trigger is NOT limited to risk as expressed in any warranty. This provides comprehensive protection for real estate related risks.
- Great Lakes Insurance SE capacity gives you financial stability and security few other MGAs can match. So you know we'll pay you if there are any issues.
- One policy means only having to call one person to talk about your cover.

Talk to us about your properties.

Get in touch with Michael Grimwood

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Our property tools



Planning Costs



Ownership & Use



Environmental



Judicial Review



Legal Indemnity



Rights of Light



Structural

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UK product sheet