

# Ambika Security Ltd Protecting Vacant Property

Ambika Security was contracted to provide its services at a residential housing estate in Central London.

Installing resident caretakers provided by Ambika Security proved highly successful for our client;

- ✓ Money Saving – using Ambika was lower cost than conventional security.
- ✓ Delays to the decanting and refurbishment programme were eliminated
- ✓ Vulnerable tenant on-site were protected

## THE PROBLEM:

The local council wanted to refurbish a large residential estate comprising one large 6-storey block flats close to St . Pancras Station. There were 160 flats on-site.

The client needed to `decant` the tenants over a 12 month period to other properties in order to `regenerate` the block for continued community housing.

There was a high risk of squatting and related drug problems, and the resulting crime and anti-social behaviour emanating from squatted and vacant properties.

There were a number of vulnerable tenants on-site and Ambika patrols provided them with additional support and protection as other tenants moved out.

## THE AMBIKA SOLUTION:

Ambika utilises a unique system: moving into empty units at very short notice, as tenants vacate.

We provide a 24-hour security presence on-site and our caretakers patrolled the common parts and stairwells on a regular basis. Anyone loitering on the estate was invited to leave. Our caretakers liaised with clients, tenants and also all contractors.

During a 12-month period, Ambika secured over 60 void units, often at very short notice. A seamless occupation and effective patrolling has ensured that a safe environment was maintained.

The client was extremely grateful that Ambika helped enable the programme to begin on time, that no properties were squatted, and that no costs were incurred in legal fees.

Ambika Security is the UK's leading provider of resident security caretakers for vacant property.

Our system involves installing resident caretakers who occupy the property on a non-tenancy basis.

The Ambika service works because it is Professional, Cost Effective and Flexible.

For additional information, or free quotation contact Ambika:

Office: 020 7376 9740

Email: [owain.jenkins@ambikaproperty.com](mailto:owain.jenkins@ambikaproperty.com)

Web: [www.ambikaproperty.com](http://www.ambikaproperty.com)

