



GUY LEONARD & CO ESTATE AGENTS

SUMMER NEWSLETTER 2011

Neil Moore, Managing Director of Guy Leonard & Co comments;
As we move quickly through another year we can now reflect on our hopes for this year and the reality. It has been a much more challenging market than expected, but signs of optimism and public confidence are returning to the West Sussex property market. At Guy Leonard & Co we continue to be innovative in our marketing methods – we have a real desire to provide a service that stands out from our competition, and our aim is always to be better tomorrow than we are today.

* EXCLUSIVE NEW HOMES: ANNOUNCED TO OUR CLIENTS FIRST *

We are delighted to offer, before general public release, the exclusive Amberley Collection. This is a Martin Grant Homes development of just six new homes. The Amberley Collection includes a five bedroom detached house, two detached bungalows each with three bedrooms, and three more two and three bedroom homes. These are situated in New Town Road within easy walking distance of Storrington village centre. **Call us on 01903 742354 for more information.**

2011 RESIDENTIAL SALES

We have sold a good number of properties in the first half of 2011, matching buyers with their dream homes – including this lovely bungalow set in glorious grounds of an acre.



There is a lot to be said for using a knowledgeable local agent who can advise you on the current local market. Our experienced team can ensure that your property is expertly marketed at the correct price. We also have a network of over 300 offices nationwide, to ensure your property gains maximum exposure.

ARE YOU IN THE KNOW?

Don't forget about our In The Know properties. These are homes for sale that we are marketing discreetly for vendors who are happy to wait for the right buyer, and do not want their property publicised on the Internet.



We have an 'In The Know' section on our website, but the best way of finding out about our In The Know properties is to ensure you are registered with us.

SAVE MONEY WITH THE GUY LEONARD LOYALTY SCHEME

The Loyalty Club continues to save our clients money online - discounted shopping vouchers being a very popular purchase.

Some of the major savings people have made in the last six months include money off Virgin Holidays, theatre trips. iPads and domestic appliances.



One of the top current offers is up to 40% off AA Home Emergency Response, giving you a 24-hour service for emergency repairs to your home.

You can access all the online savings by logging on at **www.edenred.uk.com** - using your unique Guy Leonard Loyalty Card number as your logon and password (unless you have already changed these to your own choice).

For more information, please contact loyaltycard@guyleonard.co.uk

OUR SERVICES

Sales | Lettings | Property Management | Land & New Homes | Farm & Equestrian Sales & Management

AND I WOULD WALK...100 KM FOR CHARITY

We are walking for charity on 17 September to raise money on behalf of Horsham 100 for the Dame Vera Lyn Trust for Children with Cerebral Palsy. This is a wonderful facility based at Ingfield Manor, Billingshurst. Horsham 100 aims to raise £100,000 for the school which relies solely on public donations. Guy Leonard & Co are walking 100 kms across the South Downs way to raise as much money as possible. **If you'd like to support us and pledge sponsorship, please call 01903 742354.**

IS THAT THE PUB FOR SALE?

We have an active Commercial department and have had a number of interesting properties for sale this year, including The Roundabout Hotel offering scope for development or renovating as a hotel.



We have also had several pubs with planning permission to convert them into private houses, including the Plough and the Elephant and Castle.



If you are interested in discussing a commercial property, please contact Andrew and Huw at our Pulborough Office on 01798 874033 or email pulb@guyleonard.co.uk

FOR ALL YOUR RENTAL NEEDS

Lettings have seen an exceptionally busy year so far with properties letting on the day of coming to market! There is an increased demand for rental properties, particularly with the banks maintaining their strict lending criteria on mortgages at the moment.



We cover a wide area of West Sussex and properties range from studio flats at £500pcm to family homes to country houses in excess of £2500 pcm.

For our landlords We can provide a fully managed service looking after all aspects of the property or we can find tenants for you to then manage.



Our services also include block management as well, to discuss this, please call Karen Loy on 01403 246750.

AND AFTER ALL THAT I NEED A HOLIDAY....

Our sister company, Amberley House Cottage Holidays have been very busy so far this year. They have a fabulous selection of holiday properties in West Sussex ranging from bolt holes for two people to luxury houses for eight people or more. If you have relatives coming to visit and don't have the space for them, or friends travelling from abroad, please look at the website to find them a lovely holiday spot. www.amberleyhousecottages.co.uk



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KEEP IN TOUCH & UP TO DATE

We email all our applicants on a weekly basis with an update on the property market and activity across our offices. You can also keep in touch with property news and updates by following us on twitter as @GuyLeonardandCo and on facebook as Guy Leonard & Co Estate Agents, or if you are interested in lettings, we have a Guy Leonard & Co Lettings page.

CONTACT US

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