



SEG Asset Management

Services We Provide



Our Service

Property Guardians

Property Guardians are a truly innovative and cost-effective way to reduce the risks associated with your vacant and void property.

Property Guardians is a living arrangement by which working professionals occupy your vacant building. This helps to keep it safe and secure from intruders, keep the site well maintained and reduces high security costs such as security guards or CCTV.



24/7 Security By Occupation

- ✓ A cost neutral security service and potential revenue stream.
- ✓ Responsibility for HMO legal requirements and compliances for guardian service taken care of.
- ✓ Full facilities management and maintenance services as required to keep your property in good condition.
- ✓ Fully vetted guardians only placed into your property after a rigorous selection process.
- ✓ Detailed ongoing inspection regime ensures that your property is looked after for the duration of our contract.



Our Service

Monitored Video Alarm Systems

SEG's Monitored Video Alarm System is a battery powered (no cables) alarm system with visual verification. It is ideal for temporary site/asset protection where conventional 'mains fed' CCTV/alarm system protection is not available. When an intrusion is detected, the system automatically sends a short video recording of the incident to our monitoring station. All videos are verified which prevents unnecessary call outs. The system includes 110db sirens (internal or external) to deter further criminal activity.



Simple & Cost Effective

Since vacant sites and properties are uncontrolled environments, video verification is especially important to eliminate costly false alarms. Our video security portability means it can be deployed rapidly and moved around from site to site.

- ✓ Indoor and outdoor protection
- ✓ Video verification
- ✓ Eliminates False alarms
- ✓ Mains free panel and devices
- ✓ Up to 4 years battery life
- ✓ Rapid deployment capability
- ✓ Guard enhancement
- ✓ Simple system arm/disarm



Our Service

Commercial CCTV

SEG use the TIOC 2.0 3-in-1 Camera with 4K HDCVI Full-Colour Active Deterrence Fixed Eyeball to provide the highest level of quality security for you and your property.

CCTV cameras are a powerful tool to deter anyone, especially potential criminals from doing anything illegal, and CCTV monitoring makes this even better! CCTV monitoring will ensure that your premises are being watched over by professional monitoring staff, in real-time. This is especially beneficial when the business or site is unoccupied or in a vulnerable state. The real advantage of detecting a threat while it's in progress is the action that can be taken to deal with it, such as notifying your keyholders or alerting the police.



Effective CCTV Deterrent Against Intruders

- ✓ Immediate installation
- ✓ Accurate detection on human and vehicle targets
- ✓ Full colour, high definition images
- ✓ Sound & light alarms to warn targets in the area
- ✓ Perimeter protection
- ✓ Voice catcher technology
- ✓ Speaker function to warn intruders on site
- ✓ In house monitoring



Our Service

Security Screens, Boarding, Barriers & Fencing

Physical measures such as steel screens or boarding all act as visible deterrents to criminal activity. We can also provide concrete blockades or bollards to secure sites and prevent unauthorised access to remote or unguarded premises. SEG can also install security fencing and gates, with both a one-off purchase price and a monthly hire price depending on your requirements, with nationwide coverage.



Highly Effective Physical Deterrents

- ✓ Plywood boarding
- ✓ Steel security screens and steel doors
- ✓ Temporary and permanent fencing solutions
- ✓ Gates and access control systems
- ✓ Bollards
- ✓ Concrete blockades



Our Service

Facilities Management

We understand how important the safety and compliance of your buildings are to its operational success. SEG offers a full range of Facilities Management services, from fire alarm testing to gas servicing and everything in between, to meet your requirements and exceed your expectations. We can also create a bespoke programme of requirements specific to each building.



Delivering Award-Winning Facilities Management

- ✓ Fire alarm testing as required
- ✓ Monthly emergency lighting testing
- ✓ Weekly flushing of the water systems
- ✓ Monthly temperature checks
- ✓ Quarterly fire alarm servicing
- ✓ 6 monthly emergency lighting servicing
- ✓ Yearly commercial gas servicing and gas safe certification
- ✓ 5 yearly electrical reports



Our Service

Planned & Reactive Maintenance

Maintenance of a building is essential to keep facilities in the best condition and prevent costly repairs and refurbishments. At SEG Asset Management we understand that no single package fits all, and the type and frequency of maintenance will depend on the age and structure of your facilities. SEG Asset Management offer flexible planned & reactive maintenance solutions to match your specific needs.



Reactive Repairs

Our team of skilled tradespeople are ready to respond, trained and equipped to make all manner of repairs in all types of properties on time, first time. We offer a 24/7 national service.

- ✓ Carpentry and joinery
- ✓ Boarding and glazing
- ✓ Locksmith
- ✓ Plumbing and drainage
- ✓ Electrical