



*Ashby & Horner  
Limited*

*Maintenance*

*Electrical*

*Leak repairs*

*Cleaning*

*Plumbing*

*Decorations*

*PAT Testing*

*Concierge Services*



# *For many years Ashby & Horner has been helping Managing Agents and Lettings Agents in Central London and the Home Counties:*

## **LEAK INVESTIGATIONS:**

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When a leak is reported, call us and send us to the building immediately. This is the most economical solution:

- We can find the problem and most of the time we can solve it too, on the spot
- We can advise when a Building Surveyor is necessary
- We can take photos and email them to you
- We can quote for decoration and other repairs while on site
- We can help with insurance claims

## **ELECTRICAL:**

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We can rectify any electrical issues that you may encounter in a flat, office or communal area, including:

- Existing but old or faulty lamp fitting replacements
- Switches, sockets, sensors, PIR placements
- High lamps that require a mobile tower to reach
- Flat screen TV fitting
- Bathroom or kitchen fan replacements
- Any household electrical item purchase, delivery, replacement or installation
- Fridge and washing machine replacements
- We can dispose of the old equipment
- Lamp replacements
- Emergency lighting testing

## **BUILDING WORK**

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- Brick wall damage repairs
- Plasterboard Partitioning
- Door fitting and replacement

## **PLUMBING:**

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- Normal plumbing repairs
- Sanitary Ware installation and replacement
- Minor roofing issues
- Leak Repairs (leak investigations are chargeable as a call-out, but may be covered under Trace & Access on your insurance)
- Cutting Access Panels to make pipework repairs, and making good

## **DECORATIONS**

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- Water damage
- Full or partial redecorations of flats or communal areas
- External decorations including works on mobile or fixed scaffolding
- Large internal receptions using scaffolding
- Graffiti removal
- Car park bay repainting
- Gates, fences, doors, windows
- Making good plastering damage
- Plasterboard replacement
- Access panel cutting and refitting

## **FLOORING AND TILING**

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- Laminated flooring
- All types of Floor and Wall Tiling
- Shower Cubicle Repairs and Grouting

## **CARPENTRY:**

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- All carpentry related works, anything to do with timber
- Flat packed furniture purchase, delivery, assembly



## *New services:*

### **Ashby Cleaning Services**

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Many Cleaning Contractors now offer basic maintenance services, so why not use your Maintenance Contractor to do the cleaning?

- Our cleaner will email you photos from site if there are problems that need to be addressed
- If appropriate you can email the cleaner and instruct a repair
- Or the cleaner can organise the repair by a qualified operative or contractor
- Call Michael on **07957 983 467** for a quote

### **PAT Testing**

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Ashby & Horner can now offer PAT Testing, carried out in accordance with the Institution of Engineering and Technology (IET) Code of Practice.

- We use the very latest PAT test equipment and are able to test your most sensitive portable appliances
- We use City & Guilds qualified staff and are fully insured
- Call Michael on **07957 983 467** for a quote

### **Concierge Services**

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Need help with collections, deliveries, errands, jobs that need doing?

- There are some things we cannot do, but we may know somebody who can!
- Our aim is to help you or your tenant get the most out of your property
- Call Jenny on **020 7917 2828**



**Ashby & Horner  
Limited**





*Ashby & Horner has  
been in existence in  
the City of London  
since around 1690.*

**We currently provide a range of maintenance, decoration and alteration services on residential, commercial and mixed used buildings in and around the City and Central London.**

When working in occupied buildings, security and trustworthiness are the prime consideration.

Ashby & Horner have worked in Banks, Livery Halls, Embassies, Hotels, Churches, Residences and a wide range of historic buildings, including Buckingham Palace, the College of Arms and the Royal Institute of British Architects in Portland Place.

We worked continuously in Barclays Bank Head Office for over 150 years. As well as fitting out numerous overseas banks, we specialised for many years in constructing dealing rooms, and won awards for our joinery, stonework and construction.



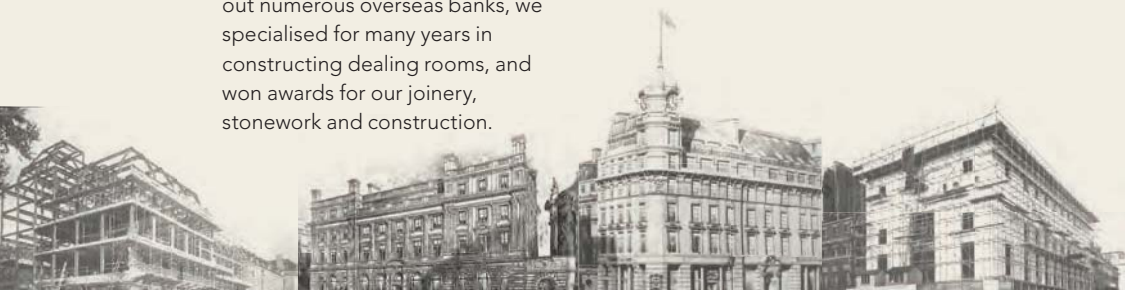
*Ashby & Horner  
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**History is one thing, but it is the calibre of the current employees and managers that is important.**

Steve Drake, who manages the company, has had many years' experience in Facilities Management in the City of London, and is fully aware of the need for speed, reliability and instant updates.

Much of the current work of Ashby & Horner is providing services to residential blocks of flats and commercial offices in Central London.

Steve can be contacted on 07813 893682 at any time of day or night, and can help you solve your premises problems.



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