



UK BAILIFFS

Commercial Rent Arrears Recovery

Unpaid commercial rent.
A practical route forward.

COMMERCIAL RENT ARREARS RECOVERY

0330 133 1818

ukbailiffs.co.uk

Protect your cash flow.

Progress unpaid rent.

A missed commercial rent payment can affect the whole property budget. UK Bailiffs provides a managed CRAR service for landlords and agents who need qualifying arrears progressed.

COMMERCIAL LANDLORDS & MANAGING AGENTS

Begin with the lease and an up-to-date rent statement. We review the instruction before confirming acceptance and the next step.

HOW YOUR INSTRUCTION PROGRESSES

01**Review the instruction**

We consider the lease, rent account and authority, and identify information needed to assess suitability.

02**Arrange the notice**

For accepted qualifying matters, the required enforcement notice is prepared and the applicable period observed.

03**Manage enforcement**

Certificated agents attend and pursue recovery through the CRAR process, including control of goods where appropriate.

04**Report the position**

You receive the recorded outcome and information on recovery or further action within the agreed instruction.

**UK Bailiffs****SERVICE & SUPPORT**

A focused service. An accountable process.

We keep the instruction organised around your objective: progressing commercial rent arrears with clear communication and documented action.

Prepare the rent account

Send a clear breakdown of rent, VAT, interest and other charges, together with payments and any dispute. Separating the figures helps us assess what can be pursued through CRAR.

Keep the objective clear

If your priority is to recover possession, tell us before action begins. Forfeiture and rent recovery serve different objectives, and the proposed approach should reflect your plans for the property.

PLAN THE NEXT STEP

Your starting pack: the signed lease and variations, a current rent statement, landlord and tenant details, authority to act and relevant correspondence.



Put your rent arrears into a managed process.

Speak to our team about the facts, your priorities and the support you need. We will identify the information required to assess your instruction.

WHAT TO PROVIDE

Premises address and tenant details.
Signed lease and any variations.
Current rent statement and payment history.
Details of disputes, occupation or insolvency concerns.

CRAR is assessed against its qualifying conditions. Service charges and insurance are not treated as recoverable rent under CRAR.

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help@ukbailiffs.org

View the service and instruct online

www.ukbailiffs.co.uk

Every instruction is reviewed before acceptance. Availability, scope, cost and timing are agreed for the circumstances. Supporting services are arranged where appropriate. This is a service overview, not legal advice.

UK Bailiff Services Ltd trading as UK Bailiffs.