



## Minimize the risk associated with water leaks and bursts

Protecting against the damage caused by burst  
water pipes and leaks in your home or business

**LeakSafe** ™

# LeakSAFE protects against the damage caused by burst pipes and leaks



## LeakSAFE Solutions specialises in the supply of water leak detection and prevention systems

We work with insurers, property developers, property and facilities management companies, and private property owners to minimise the risk associated with water leaks and burst pipes and have developed a range of flexible and modular products that are designed for use in both residential and commercial properties.

LeakSAFE supply solutions for a wide range of property applications in the UK and abroad and are renowned for supplying leak detection systems that are tailored to each property's characteristics and risk. We work with some of the largest insurers and technology innovators to develop and supply leak detection products relevant to our increasingly connected world.

LeakSAFE manufacture their products in the UK and key elements of its range have been independently tested by BRE (Building Research Establishment) for functionality and durability.

LeakSAFE systems can be installed in:

- Private homes
- Affordable and social housing
- Blocks of apartments
- Hotels
- Commercial premises
- Heritage buildings
- Student accommodation
- Construction sites

## Why install leak detection – the benefits

- Peace of mind for owners and occupiers
- Detects even minor drip leaks before significant damage can be caused
- Acts as a property's 'early warning' system
- Minimises property ownership costs across a range of issues including:
  - Insurance
  - Property repair and maintenance
  - Management
- Improve the occupiers' experience of the property to:
  - Enhance the reputation of the property
  - Achieve higher occupation rates and rents



LeakSAFE operate throughout the UK and Europe.

To learn more about LeakSAFE, please visit:  
[www.leakSAFE.com](http://www.leakSAFE.com)



In 2019 and 2020 water damage from burst pipes and leaks cost property owners and insurers an average of **£989,500,000** each year\*

## LeakSAFE Products

**WaterSwitch** – a modular system that can be tailored to any type of property

### Key features

- Turns off mains water supply from a Water Valve Control panel or wireless On/Off switch
- Optional on/off timed delay
- Mains or battery operated
- High quality stainless steel WRAS approved motorised valve 15mm – 100mm
- Additional valves can be installed for extra protection or where zoned control is required
- Detects 'drip' leaks as well as bursts
- Automatic water shut off if a leak is detected with up to 16 wired or wireless leak detectors and tapes.
- Optional Extended Range system for larger properties
- Optional Flow Meter monitors flow and turns the water off if it detects either abnormal flow or no flow in a programmed time period
- Interface to connect to BMS, burglar alarm or GSM, LPWAN and NBloT notification systems
- Automatic decalcification routine
- Easy install
- Insurer approved

**WaterTapp** – an APP based water shut off and leak detection system

### Key features

- Turns mains water supply on and off from an APP or from a Water Valve Control panel
- Mains or battery operated
- High quality stainless steel WRAS approved motorised valve
- Flow Meter monitors flow and turns the water off if it detects either abnormal flow or no flow in a programmed time period and notifies you via the APP
- Uses NBloT communication technology so more secure and reliable than Wifi

**WaterComm** – a leak notification system designed for a connected world

WaterComm is a LPWAN / NBloT technology and cloud-based system to monitor Escape of Water (clean and dirty), humidity, temperature and CO<sup>2</sup>.

Discreet Multi Sensor Devices equipped with sensors automatically monitor specified property risks in real time and immediately alert clients by SMS, email or voice call when risk thresholds are exceeded.

### Key features

- Immediate notification of alarm
- Precise information on date, time, address and exact location of the device in alarm status
- Mains or battery operated
- 3 – 5 year battery life
- Up to 4 detection zones on one device
- Automatic maintenance monitoring of installed devices
- Client dashboard to view properties and devices
- Auditable record download from cloud-based Client Dashboard
- View on PC, laptop, tablet and mobile
- Secure data transmission

**xFlow** – for construction sites and properties where localised leak detection is not possible.

### Key features

- Automatically monitors the water used in the property
- Automatically turns off mains water supply if the pre-programmed limits are exceeded
- Automatic time clock to change from normal use to low use modes (optional)
- User can manually change mode from normal use mode to low use mode as required
- Up to 45 minute over-ride facility
- BREEAM compliant
- Connects to BMS, Alarm or notification system (optional)



---

## A complete service package

LeakSAFE offer a range of services from equipment supply to a fully managed supply, installation and support service including:

- Site survey
- Report and recommendations
- Equipment specification and quotation
- Appointment of installer
- Project Management
- Handover and system commissioning
- Product and Client Dashboard Training

### What our customers say...



As far as the worth of the LeakSAFE technology is concerned, speaking as the freeholder... I can state that the management time... expended dealing with water leaks since completion of the installation of the LeakSAFE system is nil, compared with the hours and hours that were spent dealing with water leaks during the first few years of our ownership...

If leaks can be detected early, prior to any substantial damage being sustained, it makes for much easier management of the blocks.

Property Manager, London



Last night, due to a sub-contractor affecting the water supply to the main tanks the 3 cores ran out of water. This was resolved quickly, however someone in core 3 when discovering there was no water, did not turn the tap off and the plug had been left in a sink.

We received two messages in close succession from LeakSAFE and managed to prevent a major flood. There are a few damaged ceiling tiles and a damp carpet in core 3 levels 2 & 3.

So definitely worth the investment.

Shopping Centre Manager, Leeds



We are constantly striving to provide the best experience for the tenants of our office buildings. We understand that water leaks within office buildings have the potential to significantly disrupt our tenants businesses, so we decided to install LeakSAFE systems in two of our buildings to prevent this happening.

Not only have the LeakSAFE systems we had installed proved their worth, we have been delighted with the level of post installation service we have received.

Property Investor, Manchester



With the acquisition of a new-build student accommodation development in Edinburgh we wanted a leak detection system installed as part of its efforts to control long-term management and maintenance costs and to help in protecting asset value.

A LeakSAFE system was installed post-completion of the main contract, by LeakSAFE's Approved Installers completed the works on time and on budget.

The benefit we have seen is the immediate alerting of the on-site management team when leaks occur meaning repair costs are reduced as damage has not taken place to the fabric and structure of the building, student enjoyment is not adversely affected and, as part of the service we take from LeakSAFE, we have an auditable log of every detected leak in the property thus putting our Property Management team in greater control.

Director of Insurance Management, Property Investor, Edinburgh

---

### LeakSAFE Solutions Limited

Unit C Rose Court, 89 Ashford Road, Bearsted, Maidstone, ME14 4BS, United Kingdom

Tel: 0344 848 0488 Web: [www.leakSAFE.com](http://www.leakSAFE.com) Email: [info@leakSAFE.com](mailto:info@leakSAFE.com)