

Information about our mortgage and insurance services

Avant Garde Financial Advice Ltd
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The following information is to help you decide if our services are right for you.

Our services

First charge regulated mortgages: we will provide advice and make a recommendation for you after we have assessed your needs and circumstances.

Second charge regulated mortgages: we offer a referral service.

Insurance: We will provide advice and make a personal recommendation for you after we have assessed your needs and circumstances. We provide an intermediary service and act on your behalf.

The products we offer

Mortgages

We offer a comprehensive range of first charge regulated mortgage contracts from over 65 lenders across the market but not deals that you can only obtain by going direct to a lender.

A list of the lenders we offer products from is available on request.

Insurance

We offer products based on a fair and personal analysis for term assurance, critical illness, income protection and non-profit whole of life.

We offer products based on an analysis of a number of insurers for:

- Buildings & contents - a list of the insurers we offer products from is attached.
- Private Medical Insurance we offer products from Aviva, Freedom Healthnet, The Exeter, and Vitality Health

The cost of our services

Mortgages

No fee, we will be paid commission by the lender.

You will receive a personalised illustration when considering a particular mortgage, which will tell you about any fees relating to it, and the commission we will be paid.

You have the right to ask for information on the variation in levels of commission payable by mortgage lenders. You also have the right to request an illustration for any mortgage we offer.

Insurance

We arrange the policy with the insurer on your behalf. You do not pay us a fee for doing this. We receive commission from the insurer which is a percentage of the total annual premium

You will receive a quotation that will tell you about any other fees relating to a particular insurance contract.

Complaints

If you wish to register a complaint please contact us:

Write to: The Customer Relations Department, Sesame Limited,
Empress House, St Thomas Road, Huddersfield, HD1 3LG.

Email: CustomerRelations@sbg.co.uk

Telephone: 0345 0456 800 (Mon-Fri 8.30am to 5.30pm)

If we do not resolve the complaint to your satisfaction, you may also contact The Financial Ombudsman Service.

Regulation

Avant Garde Financial Advice Ltd is an appointed representative of Sesame Limited, Jackson House, Sibson Rd, Sale, M33 7RR, which is authorised and regulated by the Financial Conduct Authority. Sesame Limited's Financial Services Register number is 150427.

The FCA is an independent watchdog that regulates financial services.

Sesame Limited's permitted business is advising and arranging regulated mortgage contracts and non-investment insurance contracts. Sesame is only responsible for the services disclosed in this document, or any additional Sesame 'information about our services' document provided to you. All other services are the sole responsibility of the firm.

You can check this on the Financial Services Register by visiting the FCA's website www.fca.org.uk/firms/systems-reporting/register or by contacting the FCA on 0800 111 6768.

The Financial Services Compensation Scheme (FSCS)

We are covered by the FSCS. You may be entitled to compensation from the scheme if we cannot meet our obligations. This will depend on the type of business and the circumstances of the claim.

Mortgage advising and arranging is covered up to a maximum limit of £85,000.

Insurance advising and arranging is covered for:

- 100% of the claim with no upper limit for long term insurance
- 90% of the claim with no upper limit for all other types of cover.

Further information about compensation scheme arrangements is available from the FSCS.

Ownership

Sesame Limited is a wholly owned subsidiary of Sesame Bankhall Group Limited, which in turn, is wholly owned by Aviva plc.