Clear.
Create.
Maintain.

Property care guide

Gutter cleaning

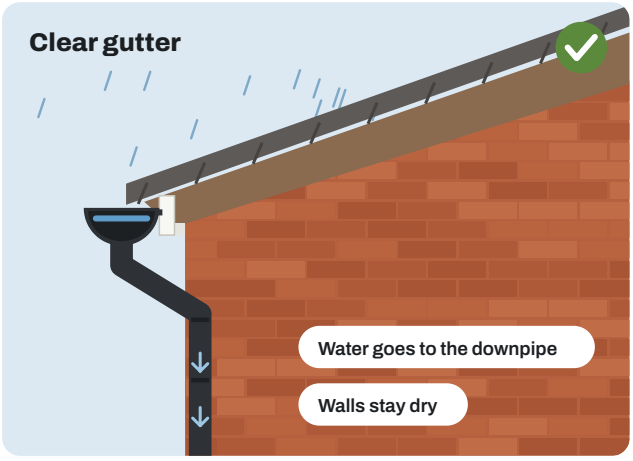
Why clear gutters matter, and how we clear them safely from the ground.



Why it matters

A blocked gutter is a small problem that can turn into an expensive one.





What happens

Leaves, moss and silt build up until water can't reach the downpipe. It spills over and runs down the wall. Brickwork and render stay wet, damp gets inside, and frost can crack the masonry. One blocked outlet can lead to repairs that cost far more than the clean.

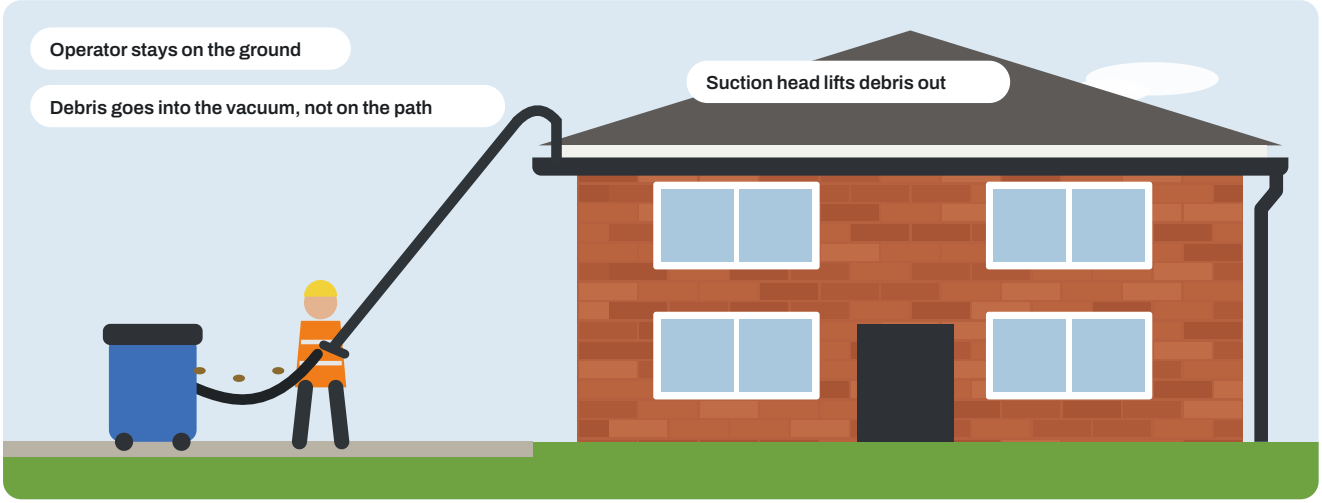
Signs to look for

- Water spilling over the gutter when it rains
- Plants or moss growing out of the gutter
- Green or dark stains down the wall
- Damp patches inside, near the ceiling
- Gutters sagging or pulling away

> Regular gutter clearing is one of the **cheapest pieces of planned maintenance** there is.

How we clear gutters

We use a high-reach gutter vacuum. The operator stays on the ground, so there are no ladders against the building.



1 We plan the visit

We check access, gutter runs and outlets, and agree a time that suits residents or staff.

2 We vacuum from the ground

Lightweight poles carry the suction head up to the gutter. Wet leaves, moss and silt go straight into the machine.

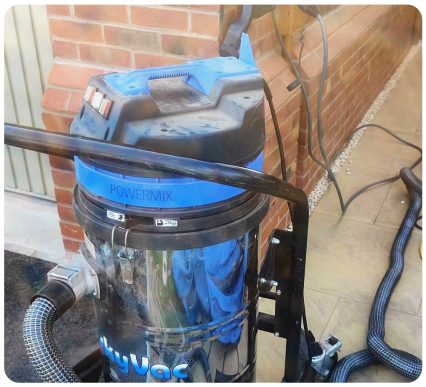
3 We check outlets and downpipes

We note any that are blocked, broken or leaking.

4 We report back

Waste is taken away, and you get completion notes and photos.







How often?

Most buildings need clearing once a year. Trees nearby mean more.

Most buildings	Once a year, in late autumn after the leaves have fallen.
Close to trees	Twice a year: late spring and late autumn.
After a storm	Check for blockages and damage, especially if branches came down.
Flat or valley roofs	Check outlets regularly, as standing water here leads to leaks quickly.

Why we vacuum from the ground

- **Safer:** far less work at height
- **Quicker:** less disruption for residents and staff
- **Cleaner:** nothing dropped on paths, cars or planting
- **Thorough:** lifts wet, compacted material

Jet washing in the same visit

- Paths, patios and communal walkways
- Car parks and driveways
- Bin stores and service areas
- Steps, walls and edging

Found a problem? If we find broken brackets, leaking joints or damaged downpipes, we can quote while on site. Our tree teams can cut back overhanging branches too.

Common questions

What clients usually ask before we start.

Do you need to get inside the building?

No. We only need access around the outside.

Do you use ladders?

No. The operator works from the ground, with the suction head on lightweight poles.

What happens to the waste?

It goes into the vacuum and we take it away with us.

Can you repair gutters and downpipes?

Yes. Our building repair teams can quote for anything we find.

Can it be part of a maintenance contract?

Yes. We can add it to a planned maintenance or facilities management contract, or book it as a one-off.

Book a gutter clean

Monday to Friday, 8:30am to 4:30pm

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