



## Microshare's EverSmart Alert smart risk monitoring for storage facilities, warehouses and vacant real estate

Maintaining self-storage, warehousing and vacant properties can be fraught with risk and unnecessary expense due to damage caused by nature, neglect or bad actors.

Microshare's EverSmart Alert system creates simple data feeds that warn of unseen problems, including leaks, smoke, temperature changes, unexplained human activity or pest infestation.

"Self-storage can be exposed to many types of property-damage, but you can limit your risk by staying on top of preventive maintenance, security measures and legal concerns with smart technology."

□ *World Insurance Group, 2023*



## The challenge

Self-storage properties are highly susceptible to unexpected damage, with some cost owners over \$2 trillion annually insurance claims filed in the EU and North America. Guards and other contractors can help, but reliance on people is expensive and often fails to prevent leaks, break-ins and infestations



## The solution

EverSmart Alert deploys a sensor network providing 24/7 monitoring of out-of-pattern events including:

- Rodent or pest activity
- Leak and smoke detection
- Temperature & humidity
- Unexpected human activity
- Open windows or doors



## The outcome

Alerts directed to key personnel 24/7 enable timely responses. Issues are identified before they become major problems or lead to costly legal action.

The response times of staff and contractors are logged and auditable to provide accountability.

## The five leading causes of self-storage damage



- **PESTS:** Rodents and insects do permanent damage to property and reputations
- **WATER LEAKS:** An undiscovered leak in a sink or pipe can cost more than the value of the property in some cases
- **FIRE:** Smoke detectors that are not wired for alerts can go unheard, leading to a total loss or even fatalities
- **ENVIRONMENTAL DAMAGE:** Mold and condensation from poorly calibrated temperature and humidity
- **SQUATTERS AND BREAK-INS:** Squatters' rights make it difficult to evict in some jurisdictions, while theft and vandalism can lead to lawsuits and loss of tenants.

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☐ *Insurance Institute for Safety, 2022*