



NatWest

JAPANESE KNOTWEED

CATEGORIES, DEFINITIONS AND OUR REQUIREMENTS

RICS Category	RICS definition	RBSG requirements
01	Japanese Knotweed was not seen on this property, but it can be seen on a neighbouring property or land where it was more than 7 metres away from the boundary.	Specialist reports, treatment plan and guarantee NOT required. Suitability subject to valuer comment. Valuation report – present condition market value provided.
02	Japanese Knotweed was not seen within the boundaries of this property, but it was seen on a neighbouring property or land. Here, it was within 7 metres of the boundary, but more than 7 metres away from habitable spaces, conservatory and/or garage of the subject property.	Specialist report required. Treatment plan and guarantees required as indicated by the specialist. Suitability subject to valuer comment. Valuation report - zero market value, with afterworks figure pending reports.
03	Although Japanese Knotweed is present within the boundaries of the property, it is more than 7 metres from a habitable space, conservatory, and/or garage. If there is damage to outbuildings, associated structures, paths and boundary walls and fences, it is minor.	Specialist report required. Treatment plan and guarantees as indicated by the specialist. Suitability subject to valuer comment. Valuation report - zero market value, with afterworks figure pending reports.
04	Japanese Knotweed is within 7 metres of a habitable space, conservatory and/or garage, either within the boundaries of this property or in a neighbouring property or space; and/or Japanese Knotweed is causing serious damage to outbuildings, associated structures, drains, paths, boundary walls and fences and so on.	Unsuitable for RBSG regardless of specialist report, treatment plan and guarantees. Valuation report - Suitable security answered “No”, zero market value with an explanation provided in “is the property a Suitable Mortgage Security in accordance with the bank’s guidance?”