



August 2015

## HMO-19 up to 80% LTV Lending Criteria Ltd Co (England & Wales)

### Up to 80% Mortgage for Ltd Co.

- Purchases & remortgages - maximum advance of up to 80% of the purchase price/value
- Minimum loan £25,000 – Maximum loan £750,000
- Max £750k aggregate lending across all existing BTL/HMO mortgages
- Minimum term of 5 years – maximum term of 35 years (to max age of 75)
- Directors - minimum age 25; Maximum age 75 at end of mortgage term
- Minimum £25,000 pa personal income for directors
- Minimum 1 year in current job, or 2 years for self employed
- New build houses and flats at maximum 60% LTV
- Ex-local authority houses accepted (no ex-local authority flats)
- Flats above commercial considered (not food/pubs etc). Min property value £150,000
- Interest-only is available for full term of the mortgage
- Maximum of 6x tenants/letting rooms
- Applicants must own a UK property. No letting experience necessary

### **65% LTV Product Range**

	<b>Term Tracker</b>	<b>2- year fixed rate</b>	
Interest Rate	3.85%	4.19% to 31/10/2017	
Maximum LTV	65%	65%	
Lender's arrangement Fee	1% of loan amount (can be added)	1.5% of loan amount (can be added)	
Booking Fee	£150	£150	
Rental Calculation	125% at 5%	125% at 5.32%	
Early Repayment Charge (ERC) (%-age of amount repaid)	3% In 1 <sup>st</sup> 3 years	5% to 31/10/2017	
Product Code	22292	22950	

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.... see 75% &amp; 80% LTV on next page



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**75% LTV Product Range**

	<b>2-year fixed rate</b>	<b>Term tracker</b>	
Interest Rate	4.39% to 31/10/2017	4.40%	
Maximum LTV	75%	75%	
Lender's arrangement Fee	1.5% of loan amount (can be added)	1% of loan amount (can be added)	
Booking Fee	£150	£150	
Rental Calculation	125% at 5.32%	125% at 5%	
Early Repayment Charge (ERC) (%-age of amount repaid)	5% to 31/10/2017	3% In 1 <sup>st</sup> 3 years	
Product Code	22951	22294	

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**80% LTV Product Range**

	<b>Term tracker</b>	<b>2-year fixed rate</b>	
Interest Rate	4.90%	4.99% fixed to 31/10/2017	
Maximum LTV	75%	75%	
Lender's arrangement Fee	1.5% of loan amount (can be added)	1.5% of loan amount (can be added)	
Booking Fee	£150	£150	
Rental Calculation	125% at 5%	125% at 5.32%	
Early Repayment Charge (ERC) (%-age of amount repaid)	3% In 1 <sup>st</sup> 3 years	5% to 31/10/2017	
Product Code	22296	22952	

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...valuation fees on page 3 below



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**Valuation/Processing Fees**

Property values	Fee Payable
Up to £100,000	£624
£100,001 - £150,000	£649
£150,001 - £200,000	£694
£200,001 - £300,000	£774
£300,001 - £400,000	£824
£400,001 - £500,000	£899
£500,001 - £600,000	£994
£600,001 - £700,000	£1,094
£700,001 - £800,000	£1,144
£800,001 - £900,000	£1,199
£900,001 - £1m	£1,299
Over £1m	refer

E&amp;OE – terms quoted are correct at date of issue

Please contact us to discuss further

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