

PLAN	MAXIMUM GROSS MORTGAGE (£'s)	MINIMUM NET MORTGAGE £	TERM YEARS	VARIABLE MONTHLY INTEREST	VARIABLE ANNUAL RATE	2 YEAR FIXED MONTHLY INTEREST	2 YEAR FIXED ANNUAL RATE	5 YEAR FIXED MONTHLY INTEREST	5 YEAR FIXED ANNUAL RATE	MAX ADVERSE UNITS	MAX LTV	LENDER FEE	MAXIMUM FEES
GOLD	75000	3000	1 - 25	0.692	8.3	0.692	8.3	0.733	8.8	None	60%	5% (min £499 max £3750)	12.5% (max £4950)
A	75000	3000	1 - 25	0.825	9.9	0.825	9.9	0.867	10.4	one unit	60%	5% (min £499 max £3750)	12.5% (max £4950)
B	70000	3000	1 - 25	0.992	11.9	0.992	11.9	1.033	12.4	Two Units	60%	5% (min £499 max £3750)	12.5% (max £4950)

Gold

- Employed applicants only
- Minimum property value £150K
- Minimum income £15K
- No CCJs or defaults in last 12 Months
- No arrears on mortgage/secured/unsecured in last 12 months
- Minimum age 21 and mortgage to complete before age 85.

Plan A

- Employed & Pension applicants
- Minimum joint income £15K from all sources
- One adverse unit
- Minimum age 21 and mortgage to complete before age 85

Plan B

As for Plan A but:

- Applicants on benefits income considered
- Maximum two adverse units but 1 month maximum mortgage /secured loan arrears in last 12 months.

Adverse Units

- 1 unit = 1 CCJ/Default in last 12 months for £300 or more.
- 1 unit = maximum of 1 months Mortgage/Secured Loan arrears in last 12 months
- 1 unit = Any Unsecured Credit for £300 or more with 3 or more current missed payments
- IVAs & Debt Management Plans = normal rules apply in relation to units per default & IVAs must be settled with the loan proceeds
- Ignore mail order and communications defaults
- Ignore satisfied defaults/CCJs less than £3K

Information for all plans

- We will use a maximum of 50% DTI calculation on all plans to include all secured and unsecured credit.

Plans

- 2 year fixed rates are available on a minimum 2 year loan term
- 5 year fixed rates are available on a minimum 5 year loan term

Reversion rate is the 2 year fixed rate for each plan