

Buy to Let Mortgage products

Key features:

- ▶ Up to **75% LTV**
- ▶ HMO acceptable up to **6 bedrooms**
- ▶ Available in **England, Wales and Scotland**
- ▶ Available for landlords with **small or large portfolios** as well as **limited companies**
- ▶ Available for **purchase** and **remortgages**

Does your customer have a larger HMO?

Our sister company InterBay Commercial can consider properties with up to 20 bedrooms.

Visit InterBay.co.uk to find out more.

InterBay
Commercial

Acceptable adverse	Defaults	0 in 72 months
	CCJs	0 in 72 months
	Missed mortgage/secured loan arrears	0 in 36 months
	Unsecured arrears	1 in 12 months, 2 in 36 months (worst status)

Core Buy to Let

LTV	Product type	Rate	Product fee	Assessment rate	Reversion rate	Loan size	ERC	Product code
75%	2 year Fixed	3.44%	2.00%	5.50%	BBR + 5.40%	Minimum loan: £40,000	4% in year 1, 3% in year 2	UZU27 (CORE)
	5 year Fixed	3.79%		3.79%		Maximum loan: £3m to 60% £1m to 70% £750k to 75%		4% in years 1 and 2, 3% in years 3 and 4, 2% in year 5
								UZU28 (CORE)
								UZU30 (LTD CO)

HMO/Multi-Unit

LTV	Product type	Rate	Product fee	Assessment rate	Reversion rate	Loan size	ERC	Product code
75%	2 year Fixed	3.74%	2.00%	5.74%	BBR + 5.40%	Minimum loan: £40,000	4% in year 1, 3% in year 2	UZU31 (HMO)
	5 year Fixed	4.14%		4.14%		Maximum loan: £1m to 70% £750k to 75%		4% in years 1 and 2, 3% in years 3 and 4, 2% in year 5
								UZU32 (HMO)
								UZU34 (LTD CO HMO)

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 **Precise**
Mortgages

Correct as of: 02.07.2020. Bank of England Base Rate (BBR) 0.1%.

Continued overleaf

**FOR INTERMEDIARY
USE ONLY.**

Precise Mortgages is a trading name of Charter Court Financial Services Limited which is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority (Financial Services Register Firm Reference Number 494549). Registered in England and Wales (company number 06749498). Registered office: 2 Charter Court, Broadlands, Wolverhampton WV10 6TD.

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LTV limits for portfolio landlords

Loan amount	Up to 5 applications	6 to 10 applications	11 to 20 applications
Up to £500,000	75%	75%	70%
Up to £750,000	75%	75%	70%
Up to £1,000,000	70%	70%	70%
Up to £3,000,000	60%	60%	60%

Whilst we are making every effort to help as many of your customers as we can, there are still some restrictions for us. For the time being we are unable to consider:

- ▶ Top slicing
- ▶ Holiday Lets
- ▶ Refurbishment Buy to Let
- ▶ IVAs, DMPs and adverse credit beyond what is detailed in our new products

Unless otherwise stated our standard criteria for applicant and property suitability will apply.



What happens next?

We now accept physical valuations for new applications that are in line with our standard and any new criteria listed within this document.

Once the valuation report has been received the case will be reviewed by an underwriter and proceed in the normal manner. You can help us process the application more quickly by ensuring that all the documentation we require is uploaded to the application as soon as this is available.

Due to recent circumstances we cannot guarantee our usual business turnaround times for physical valuation reports. We ask that you continue to bear with us during this time.

If you've already submitted an application to us and after you've discussed suitability with your customer, you consider one of our new products appropriate, you will need to submit a new application to us. Please be aware that all fees associated with the new product will apply.



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