

Buy to Let Product Guide

9th April 2019



Standard
(Individual)



Limited Company
(SPV)



HMOs and MUBs
(Multi Unit Block)

Product Highlights

- **ADDED** Free Valuation Products
- **ADDED** New Fixed Products
- Rental Calculation 125% @ 5.50%
- Rates from 2.69%



Free and Discounted Valuation Products *

75% LTV | Standard (Individual) Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
BTL00164	Fixed	31/07/2021	2.69% <small>(Maximum loan size £250,000)</small>	1.25%	5.62% LIBOR + 4.75	125% @ 5.50%	3% to 31/07/2020 2% to 31/07/2021
BTL00165	Fixed	31/07/2021	3.09%	1.25%	5.62% LIBOR + 4.75	125% @ 5.50%	
BTL00170	Fixed	31/07/2024	3.39%	1.25%	5.62% LIBOR + 4.75	125% @ 5.50%	5% to 31/07/2020 4% to 31/07/2021 3% to 31/07/2022 2% to 31/07/2023 1% to 31/07/2024
BTL00171	Fixed	31/07/2024	3.59%	1.25%	5.07% LIBOR + 4.20	125% @ (initial rate)	

75% LTV | Limited Company (SPV) Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
LTD00148	Fixed	31/07/2021	2.69% <small>(Maximum loan size £250,000)</small>	1.50%	5.87% LIBOR + 5.00	125% @ 5.50%	3% to 31/07/2020 2% to 31/07/2021
LTD00149	Fixed	31/07/2021	3.09%	1.50%	5.87% LIBOR + 5.00	125% @ 5.50%	
LTD00154	Fixed	31/07/2024	3.49%	1.50%	5.87% LIBOR + 5.00	125% @ 5.50%	5% to 31/07/2020 4% to 31/07/2021 3% to 31/07/2022 2% to 31/07/2023 1% to 31/07/2024

* Free valuation for property values up to and including £500,000. Properties over £500,000 discounted fees apply.

For fees please see page 7.

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3 Month LIBOR is set at 0.87% as of 12/02/2019.

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Registered office: Flagship House, Reading Road North, Fleet, Hampshire, GU51 4WP. Registered in England No: 08663979.



75% LTV | Standard (Individual) Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
BTL00160	Fixed	31/07/2021	2.69% <small>(Maximum loan size £250,000)</small>	1%	5.62% LIBOR + 4.75	125% @ 5.50%	3% to 31/07/2020 2% to 31/07/2021
BTL00161	Fixed	31/07/2021	2.79% <small>(Maximum loan size £250,000)</small>	£1,999	5.62% LIBOR + 4.75	125% @ 5.50%	
BTL00162	Fixed	31/07/2021	3.09%	1%	5.62% LIBOR + 4.75	125% @ 5.50%	
BTL00163	Fixed	31/07/2021	3.19%	£4,999	5.62% LIBOR + 4.75	125% @ 5.50%	
BTL00166	Fixed	31/07/2024	3.39%	1%	5.62% LIBOR + 4.75	125% @ 5.50%	5% to 31/07/2020 4% to 31/07/2021 3% to 31/07/2022 2% to 31/07/2023 1% to 31/07/2024
BTL00167	Fixed	31/07/2024	3.49%	£4,999	5.62% LIBOR + 4.75	125% @ 5.50%	
BTL00168	Fixed	31/07/2024	3.59%	1%	5.07% LIBOR + 4.20	125% @ (initial rate)	
BTL00169	Fixed	31/07/2024	3.69%	£4,999	5.07% LIBOR + 4.20	125% @ (initial rate)	

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75% LTV | Limited Company (SPV) Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
LTD00144	Fixed	31/07/2021	2.69% <small>(Maximum loan size £250,000)</small>	1.25%	5.87% LIBOR + 5.00	125% @ 5.50%	3% to 31/07/2020 2% to 31/07/2021
LTD00145	Fixed	31/07/2021	2.79% <small>(Maximum loan size £250,000)</small>	£2,499	5.87% LIBOR + 5.00	125% @ 5.50%	
LTD00146	Fixed	31/07/2021	3.09%	1.25%	5.87% LIBOR + 5.00	125% @ 5.50%	
LTD00147	Fixed	31/07/2021	3.19%	£6,250	5.87% LIBOR + 5.00	125% @ 5.50%	
LTD00150	Fixed	31/07/2024	3.49%	1.25%	5.87% LIBOR + 5.00	125% @ 5.50%	5% to 31/07/2020 4% to 31/07/2021 3% to 31/07/2022 2% to 31/07/2023 1% to 31/07/2024
LTD00151	Fixed	31/07/2024	3.59%	£6,250	5.87% LIBOR + 5.00	125% @ 5.50%	
LTD00152	Fixed	31/07/2024	3.59%	1.50%	5.07% LIBOR + 4.20	125% @ (initial rate)	
LTD00153	Fixed	31/07/2024	3.69%	£6,250	5.07% LIBOR + 4.20	125% @ (initial rate)	

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65% LTV | HMOs and MUBs Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
HMO00090	Fixed	31/07/2021	3.09%	1.50%	6.12% LIBOR + 5.25	125% @ 6.12%	3% to 31/07/2020 2% to 31/07/2021
HMO00091	Fixed	31/07/2021	3.19%	£7,499	6.12% LIBOR + 5.25	125% @ 6.12%	

75% LTV | HMOs and MUBs Buy to Let Products

Product Code	Product Type	Initial Rate End Date	Initial Rate	Fee	Reversion Rate	Rental Calculation	ERC
HMO00092	Fixed	31/07/2021	3.19%	1.50%	6.12% LIBOR + 5.25	125% @ 6.12%	3% to 31/07/2020 2% to 31/07/2021
HMO00093	Fixed	31/07/2021	3.29%	£7,499	6.12% LIBOR + 5.25	125% @ 6.12%	
HMO00094	Fixed	31/07/2024	3.49%	1.50%	6.12% LIBOR + 5.25	125% @ 6.12%	5% to 31/07/2020 4% to 31/07/2021 3% to 31/07/2022 2% to 31/07/2023 1% to 31/07/2024
HMO00095	Fixed	31/07/2024	3.59%	£7,499	6.12% LIBOR + 5.25	125% @ 6.12%	

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Key Criteria

Location	England and Wales.
Loan Size	Between £25,001 and £1,000,000, subject to LTV restrictions.
Personal Income	The Primary Applicant must have a minimum income in excess of £25,000 pa.
Loan to Value	Maximum 75% for loans up to £750,000. Maximum 70% for loans up to £1,000,000.
Portfolio Aggregate Exposure	Maximum 75% LTV up to £2,000,000 with Fleet Mortgages. Maximum 65% LTV on loans between £2,000,001 and £4,000,000.
Mortgage Term	Minimum 5 years. Maximum 30 years.
Customer Age	Minimum 25 years. Maximum 85 years at the end of the mortgage term.
HMO Definition	<ul style="list-style-type: none"> - Properties with a mandatory or discretionary HMO licence as required by the local council or - A property that would not sell as a family home without alteration or - A property with a non-standard layout. E.g. Sinks in bedrooms or - A property classified as a HMO by our Panel Valuer.
Multi-Unit Block (MUB)	Freehold property split into 3 or more self-contained units.
Adverse Credit	Less than £100 in last 36 months will be accepted. Greater than £100 over 36 months will be considered.
Limited Companies	Limited Companies must be Special Purpose Vehicles registered within England and Wales, with the specified SIC codes. Please see full Lending Criteria for more details.
Shared Accommodation	Dwellings that have not been significantly altered, with at least one communal room that will be maintained and valued as such. The property must be saleable as a family home. See Lending Criteria for further details.

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Valuation Fees

	Normal Fees	Free & Discounted	Normal Fees
Valuations up to	Standard/Limited Company	Standard/Limited Company	HMO & MUB Buy to Let
£100,000	£325.00	Free	£500.00
£150,000	£350.00	Free	£500.00
£200,000	£395.00	Free	£585.00
£300,000	£475.00	Free	£745.00
£400,000	£525.00	Free	£895.00
£500,000	£600.00	Free	£950.00
£600,000	£695.00	£95.00	£1,100.00
£700,000	£795.00	£195.00	£1,200.00
£800,000	£845.00	£245.00	£1,300.00
£900,000	£900.00	£300.00	£1,400.00
£1,000,000	£1,000.00	£400.00	£1,500.00
£1,500,000	£1,350.00	£750.00	£1,650.00
£2,000,000	£1,695.00	£1,095.00	£2,100.00

Term	Standard	Limited Company
2 Years Fixed	BTL00164 BTL00165	LTD00148 LTD00149
5 Years Fixed	BTL00170 BTL00171	LTD00154
All other products are not subject to free and discounted valuation fees.		

This guide is for intermediary use only. It is to be read in conjunction with the Lending Criteria.

All information is correct at time of going to press. No responsibility can be taken for information held within any mortgage sourcing system. Fleet Mortgages reserve the right to withdraw any of the products in this brochure at anytime, or to change or vary the actual rate quoted.

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Additional Fees

Application fee (payable with valuation fee. A further fee may be charged if there is a significant change to the application.)	£150
Funds transfer fee	£35
Completion fee Please see individual product details.	
Buy to Let Re-Inspection	£150
HMO/MUB Buy to Let Re-Inspection	£250
Retention funds transfer	£20

For further fees, please refer
to our Tariff of Mortgage Charges.

DIP Submission

To submit your applications online visit:

www.fleetmortgages.co.uk

and select **Intermediary Portal**.