

## COMMERCIAL AND BUSINESS LOANS (NON CCCFA)

These are loans where the majority of funds being borrowed are for Commercial or Business use or the borrower is a Company or Trust. The borrower needs to be able to show evidence of this.

- Loans up to a maximum of \$800,000.00.
- Flexible lending terms from 1 month to 5 years.
- We lend to a Maximum LVR of 75%.
- Bank consent and Deed of Priority not required.
- Interest Only, Principle & Interest or Capitalised Interest (short term).

### INTEREST RATES AND FEES

- Interest rates range from 14.95% to 23.95%
- Establishment fees range from 3% to 6% of the loan value and are capitalised over the loan term.
- All our interest rates are fixed for the whole term of the loan contract.
- The annual interest rate that will apply to a Commercial or Business loan contract will be within the above range and the applicable rate is determined and offered to you based on your credit profile, financial position, loan amount and the security offered.
- Interest is charged and debited to the loan monthly on the last day of the month

### EARLY FULL PREPAYMENT OF LOAN

If you pay the unpaid balance in full before the final payment is due (full prepayment) the Lender reserves the right to charge you:

- (a) the early repayment fee, which is calculated as 30 days interest at the Annual Interest Rate on the Total Amount of Credit specified in the financial details section of this agreement; and
- (b) administration fee of \$50.00

If the remaining term of the contract is less than 30 days then the early repayment fee will be divided by 30 and multiplied by the number of days remaining on the contract.

## COMMERCIAL AND BUSINESS LOANS (NON CCCFA) FAQ'S & FEES

THE FOLLOWING FEES MAY BE PAYABLE BY YOU FOR THE FOLLOWING:

Fee Type	Amount	Explanation of Fee
Establishment Fee	3% – 6% of loan value	Payable on settlement of the loan at end of the loan term
Legal Fees	\$750.00 – \$3,000.00	Variable based on the direct cost to us for legal services in preparing the loan contracts, checking security details, providing instructions to your solicitor. A fixed quote will be given when we provide a Letter of Offer.
Visit Fee	\$50.00	If we deem it necessary to visit you in person at your home or place of work in relation to a missed payment(s) or to any other default you commit under this agreement.
Enforcement Fee	Variable based on direct costs incurred by us	In the case of enforcement, including Court or Disputes Tribunal proceedings and seizure and sale, we will charge to your account all court and tribunal costs and actual solicitors fees and disbursements (assessed on a solicitor client basis) and debt collection agency fees and disbursements and the costs and disbursements of valuers, auctioneers, process servers and any agents of the lender in effecting such enforcement plus any other necessary disbursements as those costs are ascertained
Mortgage Discharge fee	\$50.00	For preparation of mortgage discharge authority for borrowers solicitor.
Discharge of Mortgage	\$230.00	If you have repaid your loan in full and request that our solicitor attends to the registration of a discharge of mortgage
Brokerage Fee	Variable based on the direct costs charged by your broker	This is a third party charge due to your broker