

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 satisfactory evidence of this.

- Loans up to a maximum of \$500,000.00.
- Flexible lending terms from 1 month to 3 years.
- We lend to a Maximum LVR of 70%.
- Bank consent and Deed of Priority not required.
- Interest Only, Principal & Interest or Capitalised Interest (short term).

INTEREST RATES AND FEES

- Interest rates range from 13.95% to 19.95%
- 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 the loan facility agreement; and
- (b) Repayment request fee of \$200.00

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.
Property visit Fee	\$200.00	If we deem it necessary to visit you in person at your property/s 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.
Repayment Request Fee	\$200.00	For preparation of mortgage discharge authority for borrowers solicitor.
Account Administration Fee	\$30.00	Charged monthly and payable in accordance with the timing and frequency as set out in the Payments section of the Loan Details.

Missed Payment Fee	\$45.00	Payable and charged to your loan account each time you miss any of the payments set out in the Payments section of the Loan Details, above. This is for the cost of administering loan accounts in relation to the missed payments.
Extension Fee	0.9%	Calculated as 0.9% of the outstanding balance at that time and is charged if the loan is extended under Special Condition 2.
Administration Fee	\$175.00	<p>Per hour charged to your loan account after giving notice to you– we may charge you at this rate for our actual time, or our agents actual time spent in connection with:</p> <ul style="list-style-type: none"> • any request from you to vary the Loan or security; • any request for our consent as mortgagee; • a default by you; • instructing and managing third parties in relation to our rights and obligations under this contract and our mortgage; • an inspection of the security property; • a physical or virtual meeting with you or your advisers as requested by you in relation to your existing or future lending; the matters referred to in clause 11 of the Commercial Facility Terms
Adviser Fee	Variable based on the first costs charged by your adviser	This is a third party charge due to your adviser.