

**We don't need  
pages and pages to  
explain our products.**

**It's mortgage more simple.**

**Modern flexibility.  
Long-term certainty.**

**No Deposit  
and  
7x LTI  
products available now.**

**Options multiply  
with our  
10+ year fixed rate  
mortgages.**

**Call us now on  
0333 456 0333  
to find out more.**

[AprilMortgages.co.uk/Broker](https://AprilMortgages.co.uk/Broker)



**april**

mortgage more simple

# April Mortgages

## Product Features

### Fees

- Application fee: £195 (non-refundable)
- Completion fee: £995 (can't be added over the LTV bracket)
- First val is free for properties up to £1m

### Applicant

- Main Residential House Purchase and Remortgage (we don't lend on Buy to Let)
- Up to two applicants, max. age 80 at the end of the mortgage

LTV	Purchase		Remo £4£ or home improvements		Remo with additional borrowing (non-home improvements)
	Over £50k income and 10yr+ fixed	Under £50k income and/or 5yr fixed	Over £50k income and 10yr+ fixed	Under £50k income and/or 5yr fixed	
Up to 85%	7	6	7	6	<4.5
85 - up to 90%	6	5.5	N/A		
90 - up to 95%	5.5	5			
Over 95%	<4.5	<4.5			

- £24k min. (sole or joint)
- £50k min (sole or joint) for **7x LTI**
- £75k min (sole or joint) for **Interest Only+**
- Employed: full or part-time
- 80% of Bonus, Overtime & Commission income - subject to max. 50% of basic pay
- Self-employed: lower of most recent year's income or average of the last 2 years (and trading for 2 years)
- Pension: occupational, private or state
- Benefits: consistent and continuing, only as an additional income
- Court mandated payments

### Property

- Existing property in England or Wales (no no build yet please), value between £75k and £2m (£2.5m in Greater London)
- Full valuation fee scale is available on our website

### Credit History

- No CCJs or Defaults registered in the last 36 months. CCJ's totalling up to £500 and Defaults totalling up to £200 where registered in the last 36 months can be ignored if satisfied.
- Secured loans: no defaults. No arrears in the 36 months
- Unsecured loans: no arrears in the last 12 months and no payday loans in the last 36 months
- No IVAs, DMPs, bankruptcies or previous repossessions

### Loan

- Loans between £50k and £1m up to 40 years (we'll consider up to £2m by exception, give us a call!)
- Interest only max LTV 60%
  - Min. equity £200k (£300k Greater London)
  - Sale of property as repayment vehicle. Can be topped up with other vehicle

Loan Amount	LTV (House)	LTV (Flat)
Up to £600k	100% (85% on Remortgage)	85%
£600k to £750k	85%	
£750k+	80%	80%

### Early Repayment Charges

- No ERCs when moving house, overpaying lump sums or redeeming in full using own funds!
- If refinancing / remortgaging these charges apply:

Product	ERCs
5 Year	5%, 4%, 3%, 2%, 1%
10 Year	9%, 9%, 8%, 7%, 6%, 5%, 4%, 3%, 2%, 1%
15 Year	9%, 9%, 9%, 9%, 9%, 9%, 9%, 8%, 7%, 6%, 5%, 4%, 3%, 2%, 1%