

peppermoney

Complete^{FS}
Your specialist packager distributor

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Help to Buy Product Guide

November 2021

- Better rates & Better service
- Rates starting at 4.15% & dedicated Case Owner from application to offer

Version 1.0



Highlights of our wide ranging criteria

No Credit Scoring

- We don't credit score to make decisions
- We don't credit score to determine product selection.
- What you see is what you get
- Manual underwriting by a team of skilled decision makers

Capital Raising

- To our maximum LTVs for most legal purposes
- Debt consolidation to maximum LTVs

Minimum Income £18k

- Can be the combined income of both applicants
- Must be earned income
- 100% of secondary income accepted

CCJs

- Don't need to be satisfied
- No value limit

Defaults

- Don't need to be satisfied
- No value limit

Self-Employed

- Across the entire range
- Minimum of 1 year's trading
- Net profit for Sole Traders
- Salary and dividends for Company Directors
- Additional remuneration add back allowed where applicants own 100% of the company

Day Rate Contractors

- Income assessed based on daily rate whether self-employed, limited company or umbrella company
- Minimum 12 months history and 3 months' bank statements
- Average or current day rate to be minimum of £200 per day

First Time Buyers

- 100% cash gifted deposit acceptable with proof of 12 months rental history or household upkeep
- The property must be the applicant's main residence.
- Applicants cannot have a personal interest in any other property including BTL, second or holiday homes.

Strong Approach to Affordability

- 100% of shift allowance
- Flexibility around non-court ordered maintenance and many regular benefits e.g. Working Family Tax Credit, Child Benefit, etc.
- 5 year fixed rates calculated at pay rate

Pepper 48 - Help to Buy

Suitable for clients that haven't had a Default or CCJ in the last 48 months

LMR = 1.10%

Effective 21st September 2020

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5 Year Fixed			
LTV	Initial Rate	Product fee	Reversion Rates (LMR +)
75%	4.15%	£0	3.90%
ERC: 4%, 3%, 3%, 2%, 2%			
Application fee = £150			

Key Criteria					
Credit Criteria		Applicants		Loan Size	
CCJs	0 in 48 months	Minimum Age	21 years	Minimum	£25,001
Default	0 in 48 months	Maximum Age	75 years at end of term	Maximum	Up to £600,000 subject to region
Default/ CCJ Value	No limit	Maximum Applicants	2	Repayment	
Mortgage/Secured Arrears	0 in 48 months (No arrears balance in last 6 months)	Employed	Minimum of 6 months in current job and not in probation. Evidence of employment history is required to cover the last 12 months	Capital & Interest	
				Property value	
Bankruptcy/IVA	Discharged > 6 years ago	Self-Employed	Must have been in their current business for a minimum of 12 months and able to supply 1 year's trading accounts	Minimum	£70,000
				Term	
Repossessions	None in last 6 years			Minimum	5 years
Debt Management Plan	Considered if satisfied over 12 months ago			Maximum	35 years

Pepper 36 - Help to Buy

Suitable for clients that haven't had a Default or CCJ in the last 36 months

LMR = 1.10%

Effective 21st September 2020

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5 Year Fixed			
LTV	Initial Rate	Product fee	Reversion Rates (LMR +)
75%	4.35%	£0	3.90%
ERC: 4%, 3%, 3%, 2%, 2%			
Application fee = £150			

Key Criteria					
Credit Criteria		Applicants		Loan Size	
CCJs	0 in 36 months	Minimum Age	21 years	Minimum	£25,001
Default	0 in 36 months	Maximum Age	75 years at end of term	Maximum	Up to £600,000 subject to region
Default/ CCJ Value	No limit	Maximum Applicants	2	Repayment	
Mortgage/Secured Arrears	0 in 36 months (No arrears balance in last 6 months)	Employed	Minimum of 6 months in current job and not in probation. Evidence of employment history is required to cover the last 12 months	Capital & Interest	
				Property value	
Bankruptcy/IVA	Discharged > 6 years ago	Self-Employed	Must have been in their current business for a minimum of 12 months and able to supply 1 year's trading accounts	Minimum	£70,000
				Term	
Repossessions	None in last 6 years			Minimum	5 years
Debt Management Plan	Considered if satisfied over 12 months ago			Maximum	35 years

Pepper 24 - Help to Buy

Suitable for clients that haven't had a Default or CCJ in the last 24 months

LMR = 1.10%

Effective 21st September 2020

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5 Year Fixed			
LTV	Initial Rate	Product fee	Reversion Rates (LMR +)
75%	4.55%	£0	3.90%
ERC: 4%, 3%, 3%, 2%, 2%			
Application fee = £150			

Key Criteria					
Credit Criteria		Applicants		Loan Size	
CCJs	0 in 24 months	Minimum Age	21 years	Minimum	£25,001
Default	0 in 24 months	Maximum Age	75 years at end of term	Maximum	Up to £600,000 subject to region
Default/ CCJ Value	No limit	Maximum Applicants	2	Repayment	
Mortgage/Secured Arrears	0 in 24 months (No arrears balance in last 6 months)	Employed	Minimum of 6 months in current job and not in probation. Evidence of employment history is required to cover the last 12 months	Capital & Interest	
				Property value	
Bankruptcy/IVA	Discharged > 6 years ago	Self-Employed	Must have been in their current business for a minimum of 12 months and able to supply 1 year's trading accounts	Minimum	£70,000
				Term	
Repossessions	None in last 6 years			Minimum	5 years
Debt Management Plan	Considered if satisfied over 12 months ago			Maximum	35 years