

Regulated Bridging

Legal Charge: 1st and 2nd charge

Min Loan Term: 1 month

Max Loan Term: 12 months

Min Loan Amount: £50,000 (Loans below £125,000 are subject to a minimum interest rate of 0.99% PCM)

Max Loan Amount: £2,500,000

Rates:

	≤ 65% LTV	≤ 70% LTV
1 st Charge	0.89%	0.95%

	≤ 60% LTV	≤ 65% LTV
2 nd Charge	0.89%	0.99%

Key Features:

Loans will be subject to retained interest only and:

- No early repayment or exit fees
- Procuration fees payable from 1%

Regulated Bridging Key Criteria

Borrower Eligibility:

MT Finance will accept the following:

- Borrowers ages from 21-85 years
 - Expats
 - CCJs and arrears
 - First-time landlords
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Fees:

All fees are deducted upon completion.

Facility Fee	Admin Fee
2% - minimum £2,000	£699

Loan Purpose:

1st Charge & 2nd Charge:

- Property purchase
- Capital raise
- Light refurbishment
- Heavy refurbishment
- Below market value purchases
- Time sensitive transactions
- Auction purchases
- Gifted deposits
- Pay tax bills