

# peppermoney



# Help to Buy Residential Product Guide

**January 2024**

- **Broad range & Better service**
- **Rates starting at 6.34% & dedicated Case Owner from application to offer**
- **Now available for remortgages**
- **Manual underwriting by a team of skilled decision makers**

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# 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

## 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
- Latest year's figures used for affordability

## 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, Universal Credit, Disability Living Allowance, etc.
- 5 year fixed rates calculated at pay rate

## Purchase Deadline

- "The "Help to Buy: Equity Loan" scheme (England) is now closed to purchases.
- You can continue to purchase a property in Wales through the Help to Buy Wales scheme. The Welsh Government have extended the scheme from 1st April 2023 until 31st March 2025.
- Full details can be found here: [www.gov.wales/help-buy-wales](http://www.gov.wales/help-buy-wales)

# Pepper 48 - HELP TO BUY

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

LMR = 6.15%

Effective 15th November 2023

Term	LTV	Initial Rate	Product Fee	Product Code	Reversion Rates (LMR +)
5 Year Fixed	75%	6.34%	£0	H50037	3.90%
ERC: 4%, 4%, 3%, 3%, 2%					

Credit Criteria			
CCJs	0 registered in 48 months	Bankruptcy/IVA	Discharged > 6 years ago
Default	0 registered in 48 months	Repossessions	None in last 6 years
Default/CCJ Value	No limit	Debt Management Plan	Considered if satisfied over 12 months ago
Secured Missed Payments	0 in 48 months (No arrears balance in last 6 months)		

# Pepper 36 - HELP TO BUY

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

LMR = 6.15%

Effective 15th November 2023

Term	LTV	Initial Rate	Product Fee	Product Code	Reversion Rates (LMR +)
5 Year Fixed	75%	6.34%	£0	H50038	3.90%
ERC: 4%, 4%, 3%, 3%, 2%					

Credit Criteria			
CCJs	0 registered in 36 months	Bankruptcy/IVA	Discharged > 6 years ago
Default	0 registered in 36 months	Repossessions	None in last 6 years
Default/CCJ Value	No limit	Debt Management Plan	Considered if satisfied over 12 months ago
Secured Missed Payments	0 in 36 months (No arrears balance in last 6 months)		

# Pepper 24 - HELP TO BUY

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

LMR = 6.15%

Effective 15th November 2023

Term	LTV	Initial Rate	Product Fee	Product Code	Reversion Rates (LMR +)
5 Year Fixed	75%	6.74%	£0	H50039	3.90%
ERC: 4%, 4%, 3%, 3%, 2%					

Credit Criteria			
CCJs	0 registered in 24 months	Bankruptcy/IVA	Discharged > 6 years ago
Default	0 registered in 24 months	Repossessions	None in last 6 years
Default/CCJ Value	No limit	Debt Management Plan	Considered if satisfied over 12 months ago
Secured Missed Payments	0 in 24 months (No arrears balance in last 6 months)		

# Key Criteria

LMR = 6.15%  
Effective 15th November 2023

Key Criteria			
Applicants		Loan Size	
Minimum Age	21 years	Minimum	£25,001
Maximum Age	75 years at end of term	Maximum	Up to £500,000 available to 75% LTV
Maximum Applicants	2	Repayment	
		Capital & Interest	
Employed	Minimum of 3 months in current job with 6 months' continuous employment and not in probation. Evidence of employment history is required to cover the last 6 months	Property value	
		Minimum	£70,000
		Term	
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	5 years and 1 month
		Maximum	35 years