Foundation Home Loans

active investments

Residential Product Guide

For intermediary use only

Effective from August 2017

P: 0118 945 2288
E: info@active-investments.co.uk
W: www.active-investments.co.uk

Foundation Home Loans is a trading style of Paratus AMC Limited. Registered Office: No.5 Arlington Square, Downshire Way, Bracknell, Berkshire RG12 1WA.
Registered in England with Company No. 03489004. Paratus AMC Limited is authorised and regulated by the Financial Conduct Authority. Registration number is 301128.
Buy to Let mortgages are not regulated by the Financial Conduct Authority
Calls may be monitored and recorded.

Standard 2 Year Fixed Rate

Product

Rates	2.99% Fixed to 30/09/2019 up to 70% LTV 3.29% Fixed to 30/09/2019 up to 75% LTV 3.49% Fixed to 30/09/2019 up to 80% LTV 3.75% Fixed to 30/09/2019 up to 85% LTV
Reversion rate	LIBOR plus 4.5% - LIBOR 0.29% set on 14/06/2017
Arrangement Fee	£995
Application Fee	£125
ERC	3%, 2%

Loan

Loan Purpose	Purchase/Remortgage
Repayment type	Interest Only/Capital and Interest/Part and Part
Term	5 - 35 years
Loan size	£50,000 to £750,000 (including fees)
Bankruptcy order	No Bankruptcy Order registered against any borrower
IVA/Administration order	No IVA or Administration Order registered against any borrower
CCJs/Defaults	No CCJs or Defaults within the last 24 months regardless as to whether they have been satisfied
Mortgage arrears	No arrears in the last 24 months
Unsecured loan arrears	Maximum of one month in arrears in the last 24 months, with none in the last six months

Additional Criteria

Employed	Applicants must have been employed for at least 6 months with their current employer
Self Employed	Applicants must be self-employed for a minimum of 2 years prior to application

Specialist 2 Year Fixed Rate

Product

Rates	3.24% Fixed to 30/09/2019 up to 70% LTV 3.79% Fixed to 30/09/2019 up to 75% LTV 4.29% Fixed to 30/09/2019 up to 80% LTV
Reversion rate	LIBOR plus 5% - LIBOR 0.29% set on 14/06/2017
Arrangement Fee	£995
Application Fee	£125
ERC	3%, 2%

Loan

Loan Purpose	Purchase/Remortgage
Repayment type	Interest Only/Capital and Interest/Part and Part
Term	5 - 35 years
Loan size	£50,000 to £500,000 (including fees)
Arrangement Fee	£995
Bankruptcy order	Bankruptcy discharged three, or more, years ago will be considered
IVA/Administration order	IVA satisfied three, or more, years ago will be considered
CCJs/Defaults	A maximum of two CCJs/Defaults registered in the last 24 months up to the value of £2000 (£500 in the case of debt consolidation)
Mortgage arrears	Maximum of two months arrears in the last 24 months, with none in the last six months
Unsecured loan arrears	Maximum of two months arrears in the last 24 months, with none in the last six months

Additional Criteria

Employed	Applicants must have been employed for at least 6 months with their current employer
Self Employed	Applicants must be self-employed for a minimum of 2 years prior to application

FTB 2 Year Fixed Rate

Product

Rates	3.24% Fixed to 30/09/2019 up to 70% LTV 3.79% Fixed to 30/09/2019 up to 75% LTV 4.29% Fixed to 30/09/2019 up to 80% LTV 5.09% Fixed to 30/09/2019 up to 85% LTV
Reversion rate	LIBOR plus 4.5% - LIBOR 0.29% set on 14/06/2017
Arrangement Fee	£995
Application Fee	£125
ERC	3%, 2%

Loan

Loan Purpose	Purchase/Remortgage
Repayment type	Interest Only/Capital and Interest/Part and Part
Term	5 - 35 years
Loan size	£50,000 to £750,000 (including fees)
Bankruptcy order	No Bankruptcy Order registered against any borrower
IVA/Administration order	No IVA or Administration Order registered against any borrower
CCJs/Defaults	No CCJs or Defaults within the last 24 months regardless as to whether they have been satisfied
Mortgage arrears	No arrears in the last 24 months
Unsecured loan arrears	Maximum of one month in arrears in the last 24 months, with none in the last six months

Additional Criteria

Employed	Applicants must have been employed for at least 6 months with their current employer
Self Employed	Applicants must be self-employed for a minimum of 2 years prior to application