



P: 1300 650 200 | F: 1300 650 201 | W: www.mortgage-mart.com.au

E: applications@mortgage-mart.com.au

ULTRA VISA HOLDER MIGRANT LENDING

Australian & NZ Citizens, Permanent & Temporary Residents

Applicant(s):	Australian, New Zealand Citizen (C), Permanent Residents (PR) and Temporary Residents (TR)	
Employment:	PAYG or Self Employed	
Loan Purpose:	Purchase, Refinance of Owner Occupied or Investment	
Maximum Loan Amount:	\$1,250,000	
Maximum LVR:	80%	
Income Test:	C <25% income OR PR <25% Australian income OR TR <50% Australian income	
Variable Rate Options:	Owner Occupied P & I	Investment P & I
	3.65% (<\$750,000 to 75%)	3.95% (<\$750,000 to 75%)
	3.95% (<\$750,000 to 80%)	4.25% (<\$750,000 to 80%)
	3.95% (<\$1,250,000 to 75%)	4.25% (<\$1,250,000 to 75%)
	4.25% (<\$1,250,000 to 80%)	4.55% (<\$1,250,000 to 80%)
Interest Only:	Load 0.30% to above rates	
Lender Protection Fee:	1.50% LPF applies for loans with an LVR greater than 75% (based on loan amount)	
Acceptable Countries	Brunei, Canada, China, France, Germany, Hong Kong, India, Indonesia, Japan, Macau, Malaysia, New Zealand, Philippines, Saudi Arabia, Singapore, South Africa, Switzerland, United Kingdom - England, Scotland, Wales, Northern Ireland, United Arab Emirates, USA	
Term:	Up to 30 years	
Security Location:	Category 1 & 2 postcodes, High Density, Inner City (75% max) and Regional accepted	
Restricted Locations:	Postcodes 4006, 4702, 6721 & 6722 are unavailable locations for this product	
Servicing:	80% of the net overseas income converted into Australian currency 80% of all other Overseas income (i.e. Bonuses) converted to Australian currency 80% of the proposed rental income Negative Gearing add backs not applicable	

WHAT YOU NEED TO KNOW

- Rates may vary under certain circumstances where more than one applicant or Visa type is applying for lending.
- Key features of the product include a 100% Offset Account, Redraw and up to 40 days interest free on Visa Debit purchases and cash advances to a maximum of \$4,000 per month.

APPROXIMATE GET IN COSTS

Application Fee:	\$299.00
Lender Protection Fee:	1.50% applies for loans greater than 75% and up to 80% LVR
Valuation Fee:	\$440.00 (or at cost and paid in advance)
Lenders Legal Fee:	\$440.00 (plus any related costs incurred)
Annual Fee:	\$395.00
Settlement Fee:	\$399.00
Discharge Fee:	\$535.00 plus 3rd party costs

All related application costs are subject to change without notice

Subject to Lender criteria. Some conditions, fees and charges may apply. Information correct as at 23rd December 2020.

Australian Credit Licence Number 382 606