

Ocean/Ultra

# SMSF

Fixed Rate Card: Established  
(Residential & Commercial)

Fixed Rates from

**6.34** % P.A.

## Coastline clean up

For every loan settled by WLTH, we will empower and assist Parley for the Oceans to clean up 50m2 of Australian beach and coastline.

WLTH | PARLEY



# Ocean/Ultra - SMSF

Fixed Rate Card: Established (Residential & Commercial)

**MORTGAGE MART**  
A WLTH COMPANY

NEW LENDING ONLY

## Rates

			60%	70%	80%	90%
Residential Security	Up to \$3.5m	1-3 Years	6.34%	6.44%	6.54%	N/A
		4-5 Years	6.44%	6.54%	6.64%	N/A
	Up to \$3m	1-3 Years	6.34%	6.44%	6.54%	7.04%
		4-5 Years	6.44%	6.54%	6.64%	7.14%
Commercial P&I			Add 0.5% loading to P&I rate above Max LVR: P&I 80% and IO 75%			N/A
Interest Only up to 5yrs			Add 0.4% to P&I Rate Max LVR 75%			N/A
Unacceptable Postcodes			New South Wales - 2747      Queensland - 4183			
Location Classification			Maximum LVR greater than 80% is subject to further approval. Non-Metro Postcodes Maximum LVR where the property is in a town with a population > 10,000 or is within 15k radius of the GPO in a town with a population > 50,000 is 80% otherwise 65%. Regional and Unclassified Postcodes Maximum LVR where the property is in a town with a population > 10,000 or is within 15k radius of the GPO in a town with a population > 50,000 is 80% otherwise 65%.			
Trustee Structure			Corporate Trustee Only			
Minimum Loan			\$50,000			
Loan Term			Minimum 60, Maximum 360 months			
Lender Protection Fee <i>Residential &amp; Commercial</i>			LVR ≤ 80% - 0.00%		LVR ≤ 85% - 2.50%	LVR ≤ 90% - 3.50%
Legal Advice Required			Independant Legal Advice is required for ALL newly established SMSF's.			
Maximum Exposure			The maximum aggregate borrowing for an individual borrower is \$10 million. Where the individual is both an individual borrower and a co-borrower as a Director of their company a combined maximum exposure tests of \$10m applies. Maximum individual loan is \$3.5m.			
Servicing Advantage			Servicing buffer 0% applicable to 5 year fixed (No break costs beyond 3 years)			

Applicable Fees

Application Fee	\$0 <i>*for all deals lodged prior to 30/9/2025</i>
Valuation Fee	\$440 plus GST (Where Valuation Costs are greater than \$440 plus GST we will provide a quote), \$60 plus GST for AVM, & Commercial Valuation subject to quote
Legal/Doc Prep Fee	\$595.00 + costs
Annual Fee	\$395
Settlement Fee	\$590
Discharge Fee	\$2200
Fixed Rate Break Costs	Calculated at the time of breaking a Fixed Rate prior to the end of the Fixed Rate period. Not applicable after 3 years.
Fixed Rate Lock Fee	\$495 (Form required on application submission, valid for 90 days, non-refundable)
Other Fees	Other fees and charges may apply, please refer to WLTH Loan and Solicitor fees

Maximum Loan Amounts

	LVR (%)	Metro	Inner City	Regional
Existing Dwelling	< 75%	\$3.5m	\$3.5m	\$3.0m
	< 80%	\$3.5m	\$3.5m	N/A
	< 90%	\$3.0m	\$3.0m	N/A

Please refer to the Postcode Guide for more details on acceptable security locations and LVR limitations if applicable.  
\*\*Legal fees do not cover disbursements, government charges, and funder's contract processing fee. Subject to lending criteria.  
Other conditions, fees and charges may apply. Information correct as at 15th September 2025 Information provided is accurate as at the issue date and is subject to change without notice.