

Product Range

For intermediary use only.

Current LIBOR effective from 01/06/2020 0.24%

All products are available for Individuals & Limited Companies for both purchase and re-mortgage

LATEST UPDATES

- Standard products and Specialist HMO & MUFB products available up to 75% LTV, with Max Loan size of £1.5m to 70% LTV and £1m to 75% LTV.
- Specialist New Build & Flats Above Commercial products available up to 75% LTV, with Max Loan size of £750k.

Standard

2 Year Fixed							5 Year Fixed							
LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate	LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate	
60%	£1.5M	3.14%	1.50%	£0	ZHL00386	LIBOR +5.00%	60%	£1.5M	3.49%	1.50%	£0	ZHL00392	LIBOR +5.00%	
		3.89%	Nil	£0	ZHL00387				3.79%	Nil	£0	ZHL00393		
70%		3.19%	1.50%	£0	ZHL00388		70%		£1.5M	3.59%	1.50%	£0		ZHL00394
		3.94%	Nil	£0	ZHL00389					3.89%	Nil	£0		ZHL00395
75%	£1.0M	3.49%	1.50%	£0	ZHL00390		75%	£1.0M	3.74%	1.50%	£0	ZHL00396		
		4.24%	Nil	£0	ZHL00391				4.04%	Nil	£0	ZHL00397		

Specialist - HMO & MUFB

2 Year Fixed							5 Year Fixed							
LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate	LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate	
60%	£1.5M	3.49%	1.50%	£0	ZHL00374	LIBOR +5.00%	60%	£1.5M	3.79%	1.50%	£0	ZHL00380	LIBOR +5.00%	
		4.24%	Nil	£0	ZHL00375				4.09%	Nil	£0	ZHL00381		
70%		3.54%	1.50%	£0	ZHL00376		70%		£1.5M	3.84%	1.50%	£0		ZHL00382
		4.29%	Nil	£0	ZHL00377					4.14%	Nil	£0		ZHL00383
75%	£1.0M	3.79%	1.50%	£0	ZHL00378		75%	£1.0M	3.99%	1.50%	£0	ZHL00384		
		4.54%	Nil	£0	ZHL00379				4.29%	Nil	£0	ZHL00385		

Specialist - New Builds & Flats Above Commercial

2 Year Fixed							5 Year Fixed								
LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate	LTV Band*	Maximum Loan	Initial Rate	Product Fee	Application Fee	Product Code	Reversion Rate		
60%	£750k	3.54%	1.50%	£0	ZHL00362	LIBOR +5.00%	60%	£750k	3.84%	1.50%	£0	ZHL00368	LIBOR +5.00%		
		4.29%	Nil	£0	ZHL00363				4.14%	Nil	£0	ZHL00369			
70%		3.59%	1.50%	£0	ZHL00364		70%		£750k	3.89%	1.50%	£0		ZHL00370	
		4.34%	Nil	£0	ZHL00365					4.19%	Nil	£0		ZHL00371	
75%		£750k	3.84%	1.50%	£0		ZHL00366		75%	£750k	4.04%	1.50%		£0	ZHL00372
			4.59%	Nil	£0		ZHL00367				4.34%	Nil		£0	ZHL00373

* Maximum LTV for portfolios with aggregate loans of more than £2,000,000 is 70%. We may require proof of the source of deposits

ICR & Income top slicing

Borrower Type		Standard Property. ICR	HMO, MUFB, FAC. ICR	Stressed Rate
Limited Company		125%	135%	5 Year + fixed rate Product Rate
Individual	Higher Rate Taxpayer	140% *	150%	
	Like for Like remortgage and /or lower rate taxpayer	125%	150%	Other - Higher of Payrate +2%, Reversion Rate or 5.5%
New Build ICRs reduced to the same level as their non new build equivalents				

* Top slicing or Portfolio Cross Subsidisation may be utilised subject to criteria

LIBOR rate will be re-set on a quarterly basis, (March, June, September and December) with the 'rate effective date' being the first of each of these months. The LIBOR rate will be determined one day prior to the 'rate effective date' (subject to Bank Holidays and Weekends) using three month GBP ICE LIBOR rate. Minimum Term of loan is 5 years with a maximum term of 35 years. Minimum loan amount is £50,000

^Other fees & costs apply. We reserve the right to withdraw and amend our products at any time without notice.

Early Repayment Charges (ERC)	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
2 Year Fixed	3%	2%	N/A	N/A	N/A	N/A	N/A
5 Year Fixed	5%	4%	3%	2%	1%	N/A	N/A

Up to 10% of the outstanding loan amount can be repaid in any 12 month period without incurring an early repayment charge

Criteria highlights



HMOs to 6 bedrooms



Income top-ups acceptable



MUFBs up to 6 units



60% minimum shareholding for Ltd companies



Ex local authority & Deck access



Unlimited background portfolio



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Most buy-to-let mortgages are not regulated by the Financial Conduct Authority