

With effect from 14 April 2022.

Intermediary Product Guide.

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Introducing our product range effective from 14 April 2022.

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First time buyers.

- If cashback is applicable this will be paid to the customer via their solicitor, on completion
- Free Basic Valuation on all First Time Buyer products

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YC	
	2.59%		£0			3.2	36YD	
60% to 75%	2.34%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YE	
	2.64%		£0			3.2	36YF	
75% to 80%	2.39%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YG	
	2.69%		£0			3.2	36YH	
80% to 85%	2.44%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YI	
	2.74%		£0			3.2	36YJ	
85% to 90%	2.64%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £750,000	3.3	36YK	£500 cashback
	2.89%		£0			3.2	36YL	£500 cashback
90% to 95%	2.89%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £570,000	3.3	36YM	£500 cashback
	3.19%		£0			3.3	36YN	£500 cashback

2 year tracker rate (until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29% (variable) at 1.54% above the BoE base rate***	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	No ERC	£5,000 to £1 million	3.2	36YO	
60% to 75%	2.39% (variable) at 1.64% above the BoE base rate***	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	No ERC	£5,000 to £1 million	3.2	36YP	
75% to 80%	2.44% (variable) at 1.69% above the BoE base rate***	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	No ERC	£5,000 to £1 million	3.2	36YQ	
80% to 85%	2.49% (variable) at 1.74% above the BoE base rate***	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	No ERC	£5,000 to £1 million	3.2	36YR	
85% to 90%	2.84% (variable) at 2.09% above the BoE base rate***	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	No ERC	£5,000 to £750,000	3.3	36YS	£500 cashback

***Bank of England Base Rate, currently 0.75%

First time buyers.

3 year fixed rate with 2 year ERC (fixed until 31 August 2025)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.64%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YT	
60% to 75%	2.69%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YU	
75% to 80%	2.74%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YV	
80% to 85%	2.79%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	36YW	
85% to 90%	2.94%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £750,000	3.2	36YX	£500 cashback

***Bank of England Base Rate, currently 0.75%

First time buyers.

5 year fixed rate with 5 year ERC (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	36YZ	
	2.49%		£0			3.0	36ZA	
60% to 75%	2.34%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	36ZB	
	2.54%		£0			3.0	36ZC	
75% to 80%	2.39%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	36ZD	
	2.59%		£0			3.1	36ZE	
80% to 85%	2.39%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	36ZF	
	2.64%		£0			3.1	36ZG	
85% to 90%	2.59%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £750,000	3.1	36ZH	£500 cashback
	2.79%		£0			3.1	36ZI	£500 cashback
90% to 95%	2.94%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £570,000	3.2	36ZJ	£500 cashback
	3.14%		£0			3.3	36ZK	£500 cashback

New Build

5 year fixed rate with 5 year ERC (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
80% to 85%	2.29%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	36ZL	
	2.54%		£0			3.0	36ZM	

***Bank of England Base Rate, currently 0.75%

First time buyers.

10 year fixed rate with 10 year ERC (fixed until 31 August 2032)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	2.8	36ZN	
60% to 75%	2.74%	Follow-on tracker rate, 2.49% above the BoE base rate***	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	3.0	36ZO	

***Bank of England Base Rate, currently 0.75%

Movers.

- If cashback is applicable this will be paid to the customer via their solicitor, on completion
- Free Basic Valuation on all Residential Movers

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	36ZP	
	2.59%		£0			4.0	36ZQ	
60% to 75%	2.34%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	36ZR	
	2.64%		£0			4.0	36ZS	
75% to 80%	2.39%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	36ZT	
	2.69%		£0			4.1	36ZU	
80% to 85%	2.44%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	36ZV	
	2.74%		£0			4.1	36ZW	
85% to 90%	2.64%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £750,000	4.1	36ZX	£500 cashback
	2.89%		£0			4.1	36ZY	£500 cashback
90% to 95%	2.89%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £570,000	4.1	36ZZ	£500 cashback
	3.19%		£0			4.1	37AA	£500 cashback

2 year tracker rate (until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29% (variable) at 1.54% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.0	37AB	
60% to 75%	2.39% (variable) at 1.64% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.1	37AC	
75% to 80%	2.44% (variable) at 1.69% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.1	37AD	
80% to 85%	2.49% (variable) at 1.74% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.1	37AE	
85% to 90%	2.84% (variable) at 2.09% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £750,000	4.1	37AF	£500 cashback

*Homeowner Variable Rate, currently 4.24%

***Bank of England Base Rate, currently 0.75%

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Movers.

3 year fixed rate with 2 year ERC (fixed until 31 August 2025)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.64%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37AG	
60% to 75%	2.69%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37AH	
75% to 80%	2.74%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37AI	
80% to 85%	2.79%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37AJ	
85% to 90%	2.94%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £750,000	4.0	37AK	£500 cashback

*Homeowner Variable Rate, currently 4.24%

***Bank of England Base Rate, currently 0.75%

Movers.

5 year fixed rate with 5 year ERC (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37AM	
	2.49%		£0			3.6	37AN	
60% to 75%	2.34%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37AO	
	2.54%		£0			3.7	37AP	
75% to 80%	2.39%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37AQ	
	2.59%		£0			3.7	37AR	
80% to 85%	2.39%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37AS	
	2.64%		£0			3.7	37AT	
85% to 90%	2.59%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £750,000	3.7	37AU	£500 cashback
	2.79%		£0			3.8	37AV	£500 cashback
90% to 95%	2.94%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £570,000	3.9	37AW	£500 cashback
	3.14%		£0			3.9	37AX	£500 cashback

New Build

5 year fixed rate with 5 year ERC (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
80% to 85%	2.29%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37AY	
	2.54%		£0			3.7	37AZ	

***Bank of England Base Rate, currently 0.75%

Movers.

10 year fixed rate with 10 year ERC (fixed until 31 August 2032)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	HVR*, currently 4.24%	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	3.1	37BA	
60% to 75%	2.74%	HVR*, currently 4.24%	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	3.4	37BB	

*Homeowner Variable Rate, currently 4.24%

Remortgages.

- Free valuation and a choice of either £300 cash back or free standard legals**
- If LTV exceeds 75% all lending must be on a repayment basis
- If cashback is applicable this will be paid to the customer via their solicitor, on completion

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37BC		37BR	£300 cashback
	2.59%		£0							37BS
60% to 75%	2.34%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37BE		37BT	£300 cashback
	2.59%		£0							37BU
75% to 80%	2.44%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37BG		37BV	£300 cashback
	2.69%		£0							37BW
80% to 85%	2.49%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37BI		37BX	£300 cashback
	2.84%		£0							37BY
85% to 90%	2.59%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £500,000	4.0	37BK		37BZ	£300 cashback
	2.99%		£0							37CA

2 year tracker rate (until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.29% (variable) at 1.54% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.0	37BM		37CB	£300 cashback
60% to 75%	2.34% (variable) at 1.59% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.0	37BN		37CC	£300 cashback
75% to 80%	2.49% (variable) at 1.74% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.0	37BO		37CD	£300 cashback
80% to 85%	2.64% (variable) at 1.89% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £1 million	4.1	37BP		37CE	£300 cashback
85% to 90%	3.04% (variable) at 2.29% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	£5,000 to £500,000	4.1	37BQ		37CF	£300 cashback

*Homeowner Variable Rate, currently 4.24%

**Fee assisted legals are provided through TSB's nominated firms of conveyancer. Additional costs may become payable for:

- Additional services such as change of name, transfer of equity, deed of postponement, any additional costs in relation to leasehold properties, acting in or discharging Help to Buy arrangements, discharging shared equity or shared ownership arrangements. This information must be given directly to the acting Conveyancer
- Our nominated firms of conveyancers will not act for remortgages where additional funds are raised to simultaneously extend the lease or remortgages which involve acting in ongoing shared equity or shared ownership arrangements.

Remortgages.

3 year fixed rate with 2 year ERC (fixed until 31 August 2025)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.64%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£25,000 to £1 million	3.9	37CG		37CL	£300 cashback
60% to 75%	2.64%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37CH		37CM	£300 cashback
75% to 80%	2.74%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37CI		37CN	£300 cashback
80% to 85%	2.89%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.9	37CJ		37CO	£300 cashback

*Homeowner Variable Rate, currently 4.24%

**Fee assisted legals are provided through TSB's nominated firms of conveyancer. Additional costs may become payable for:

- Additional services such as change of name, transfer of equity, deed of postponement, any additional costs in relation to leasehold properties, acting in or discharging Help to Buy arrangements, discharging shared equity or shared ownership arrangements. This information must be given directly to the acting Conveyancer
- Our nominated firms of conveyancers will not act for remortgages where additional funds are raised to simultaneously extend the lease or remortgages which involve acting in ongoing shared equity or shared ownership arrangements.

Remortgages.

5 year fixed rate with 5 year ERC (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.5	37CQ		37DA	£300 cashback
	2.54%		£0		£25,000 to £1 million	3.6	37CR		37DB	£300 cashback
60% to 75%	2.34%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.5	37CS		37DC	£300 cashback
	2.59%		£0			3.6	37CT		37DD	£300 cashback
75% to 80%	2.39%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.5	37CU		37DE	£300 cashback
	2.59%		£0			3.6	37CV		37DF	£300 cashback
80% to 85%	2.49%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37CW		37DG	£300 cashback
	2.69%		£0			3.6	37CX		37DH	£300 cashback
85% to 90%	2.74%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £500,000	3.7	37CY		37DI	£300 cashback
	2.94%		£0			3.7	37CZ		37DJ	£300 cashback

*Homeowner Variable Rate, currently 4.24%

**Fee assisted legals are provided through TSB's nominated firms of conveyancer. Additional costs may become payable for:

- Additional services such as change of name, transfer of equity, deed of postponement, any additional costs in relation to leasehold properties, acting in or discharging Help to Buy arrangements, discharging shared equity or shared ownership arrangements. This information must be given directly to the acting Conveyancer
- Our nominated firms of conveyancers will not act for remortgages where additional funds are raised to simultaneously extend the lease or remortgages which involve acting in ongoing shared equity or shared ownership arrangements.

Remortgages.

10 year fixed rate with 10 year ERC (fixed until 31 August 2032)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	HVR*, currently 4.24%	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	3.0	37DK		37DM	£300 cashback
60% to 75%	2.74%	HVR*, currently 4.24%	£995	6% until 31/08/2027, then 5% until 31/08/2028, then 4% until 31/08/2029, then 3% until 31/08/2030, then 2% until 31/08/2031, then 1% until 31/08/2032	£5,000 to £1 million	3.2	37DL		37DN	£300 cashback

*Homeowner Variable Rate, currently 4.24%

**Fee assisted legals are provided through TSB's nominated firms of conveyancer. Additional costs may become payable for:

- Additional services such as change of name, transfer of equity, deed of postponement, any additional costs in relation to leasehold properties, acting in or discharging Help to Buy arrangements, discharging shared equity or shared ownership arrangements. This information must be given directly to the acting Conveyancer
- Our nominated firms of conveyancers will not act for remortgages where additional funds are raised to simultaneously extend the lease or remortgages which involve acting in ongoing shared equity or shared ownership arrangements.

New Build Shared Ownership

- Shared Ownership is available for properties in England & Wales
- Free Basic Valuation on all Shared Ownership First Time Buyer and Homemover products
- If cashback is applicable this will be paid to the customer via their solicitor, on completion
- Please ensure the Property Details screen on Mortgage Pro is completed to specify New Build.
- New Build range will be clearly marked with 'NB' in the product description at the product selection stage.

First Time Buyer rate

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.89%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.2	37DO	£500 cashback
60% to 75%	3.04%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.2	37DP	£500 cashback
75% to 80%	3.09%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.2	37DQ	£500 cashback
80% to 85%	3.14%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.3	37DR	£500 cashback

Homemover rate

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.89%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37DS	£500 cashback
60% to 75%	3.04%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37DT	£500 cashback
75% to 80%	3.09%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37DU	£500 cashback
80% to 85%	3.14%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37DV	£500 cashback

*Homeowner Variable Rate, currently 4.24%

***Bank of England Base Rate, currently 0.75%

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New Build Shared Equity

- Shared Equity & Help to Buy is available for properties in England, Wales & Scotland
- Free Basic Valuation on all Shared Equity First Time Buyer and Homemover products
- If cashback is applicable this will be paid to the customer via their solicitor, on completion
- Please ensure the Property Details screen on Mortgage Pro is completed to specify New Build.
- New Build range will be clearly marked with 'NB' in the product description at the product selection stage.

First Time Buyer rate

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.39%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	37DW	£500 cashback
60% to 75%	2.64%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37DX	£500 cashback
75% to 80%	2.69%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37DY	£500 cashback
80% to 85%	2.74%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37DZ	£500 cashback

Homemover rate

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.39%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37EA	£500 cashback
60% to 75%	2.64%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37EB	£500 cashback
75% to 80%	2.69%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37EC	£500 cashback
80% to 85%	2.74%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37ED	£500 cashback

*Homeowner Variable Rate, currently 4.24%

***Bank of England Base Rate, currently 0.75%

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Shared Ownership.

- Shared Ownership is available for properties in England & Wales
- Free Basic Valuation on all Shared Ownership First Time Buyer products
- If cashback is applicable this will be paid to the customer via their solicitor, on completion

First Time Buyer rate

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	3.09%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.3	37EE	£500 cashback
60% to 75%	3.14%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.3	37EF	£500 cashback
75% to 80%	3.19%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.3	37EG	£500 cashback
80% to 85%	3.24%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.3	37EH	£500 cashback
85% to 90%	3.39%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £500,000	3.3	37EI	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.99%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.2	37EJ	£500 cashback
60% to 75%	3.14%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.3	37EK	£500 cashback
75% to 80%	3.19%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.3	37EL	£500 cashback
80% to 85%	3.24%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.3	37EM	£500 cashback
85% to 90%	3.49%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £500,000	3.4	37EN	£500 cashback

***Bank of England Base Rate, currently 0.75%

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Shared Ownership.

- Shared Ownership is available for properties in England & Wales
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- If cashback is applicable this will be paid to the customer via their solicitor, on completion

Homemover rate

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	3.09%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37EO	£500 cashback
60% to 75%	3.14%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37EP	£500 cashback
75% to 80%	3.19%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37EQ	£500 cashback
80% to 85%	3.24%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37ER	£500 cashback
85% to 90%	3.39%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £500,000	4.2	37ES	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.99%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37ET	£500 cashback
60% to 75%	3.14%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37EU	£500 cashback
75% to 80%	3.19%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37EV	£500 cashback
80% to 85%	3.24%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37EW	£500 cashback
85% to 90%	3.49%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £500,000	4.0	37EX	£500 cashback

*Homeowner Variable Rate, currently 4.24%

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Shared Ownership.

- Shared Ownership is available for properties in England & Wales
- Free Basic Valuation on all Shared Ownership Remortgage products
- If cashback is applicable this will be paid to the customer via their solicitor, on completion

Remortgage (own Conveyancer)

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	3.09%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37EY	£500 cashback
60% to 75%	3.09%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37EZ	£500 cashback
75% to 80%	3.19%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FA	£500 cashback
80% to 85%	3.34%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FB	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	3.04%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37FC	£500 cashback
60% to 75%	3.09%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37FD	£500 cashback
75% to 80%	3.19%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37FE	£500 cashback
80% to 85%	3.29%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.9	37FF	£500 cashback

*Homeowner Variable Rate, currently 4.24%

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Shared Equity.

- Shared Equity & Help to Buy is available for properties in England, Wales & Scotland
- Free Basic Valuation on all Shared Equity First Time Buyer products
- If cashback is applicable this will be paid to the customer via their solicitor, on completion

First Time Buyer rate

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.69%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	37FG	£500 cashback
60% to 75%	2.69%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	37FH	£500 cashback
75% to 80%	2.74%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	37FI	£500 cashback
80% to 85%	2.79%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	3.2	37FJ	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.49%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.0	37FK	£500 cashback
60% to 75%	2.74%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37FL	£500 cashback
75% to 80%	2.79%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37FM	£500 cashback
80% to 85%	2.84%	Follow-on tracker rate, 2.49% above the BoE base rate***	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.1	37FN	£500 cashback

***Bank of England Base Rate, currently 0.75%

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- If cashback is applicable this will be paid to the customer via their solicitor, on completion

Homemover rate

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.69%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FO	£500 cashback
60% to 75%	2.69%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FP	£500 cashback
75% to 80%	2.74%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FQ	£500 cashback
80% to 85%	2.79%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.1	37FR	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.49%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37FS	£500 cashback
60% to 75%	2.74%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.7	37FT	£500 cashback
75% to 80%	2.79%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37FU	£500 cashback
80% to 85%	2.84%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.8	37FV	£500 cashback

*Homeowner Variable Rate, currently 4.24%

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- If cashback is applicable this will be paid to the customer via their solicitor, on completion

Remortgage (own Conveyancer)

2 year fixed rate (fixed until 31 August 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	HVR*, currently 4.24%	£995	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37FW	£500 cashback
	2.59%		£0			4.0	37FX	£500 cashback
60% to 75%	2.59%	HVR*, currently 4.24%	£0	2% until 31/08/2023, then 1% until 31/08/2024	£5,000 to £1 million	4.0	37FY	£500 cashback

5 year fixed rate (fixed until 31 August 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	HVR*, currently 4.24%	£995	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.5	37FZ	£500 cashback
	2.54%		£0			3.6	37GA	£500 cashback
60% to 75%	2.59%	HVR*, currently 4.24%	£0	5% until 31/08/2023, then 4% until 31/08/2024, then 3% until 31/08/2025, then 2% until 31/08/2026, then 1% until 31/08/2027	£5,000 to £1 million	3.6	37GB	£500 cashback

*Homeowner Variable Rate, currently 4.24%

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Buy-to-Let.

- If cashback is applicable this will be paid to the customer via their solicitor, on completion
- Free Basic Valuation on all Buy to Let House Purchase products

House Purchase

2 year fixed rate (fixed until 30 June 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.24%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.7	36RI	N/A
	2.64%		£0			4.8	36RJ	N/A
60% to 70%	2.24%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.7	36RK	N/A
	2.64%		£0			4.8	36RL	N/A
70% to 75%	2.54%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.8	36RM	N/A
	2.74%		£0			4.8	36RN	N/A
75% to 80%	2.84%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £500,000	4.9	36RO	N/A
	3.24%		£0			4.9	35WI	N/A

5 year fixed rate (fixed until 30 June 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.49%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.2	36RP	N/A
	2.69%		£0			4.2	36RQ	N/A
60% to 70%	2.49%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.2	36RR	N/A
	2.69%		£0			4.2	36RS	N/A
70% to 75%	2.64%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.3	36RT	N/A
	2.74%		£0			4.2	36RU	N/A
75% to 80%	3.14%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £500,000	4.5	36RV	N/A
	3.34%		£0			4.5	35WQ	N/A

2 year tracker rate (until 30 June 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.34% (variable) at 1.59% above the BoE base rate**	BVR*, currently 5.09%	£995	No ERC	£25,005 to £1 million	4.8	35WT	N/A
60% to 70%	2.54% (variable) at 1.79% above the BoE base rate**	BVR*, currently 5.09%	£995	No ERC	£25,005 to £1 million	4.8	35WU	N/A

*Buy-to-Let Variable Rate, currently 5.09%

**Bank of England Base Rate, currently 0.75%

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Buy-to-Let.

- Free valuation and a choice of either £300 cash back or free standard legals***
- If cashback is applicable this will be paid to the customer via their solicitor, on completion

Remortgage

2 year fixed rate (fixed until 30 June 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.24%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.7	36RW	N/A	36SK	£300 cashback
	2.64%		£0			4.7	36RX	N/A	36SL	£300 cashback
60% to 70%	2.24%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.7	36RY	N/A	36SM	£300 cashback
	2.64%		£0			4.7	36RZ	N/A	36SN	£300 cashback
70% to 75%	2.54%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £1 million	4.7	36SA	N/A	36SO	£300 cashback
	2.74%		£0			4.7	36SB	N/A	36SP	£300 cashback
75% to 80%	2.84%	BVR*, currently 5.09%	£995	2% until 30/06/2023, then 1% until 30/06/2024	£25,005 to £500,000	4.8	36SC	N/A	36SQ	£300 cashback
	3.24%		£0			4.8	35XC	N/A	35XW	£300 cashback

5 year fixed rate (fixed until 30 June 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.49%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.1	36SD	N/A	36SR	£300 cashback
	2.69%		£0			4.1	36SE	N/A	36SS	£300 cashback
60% to 70%	2.49%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.1	36SF	N/A	36ST	£300 cashback
	2.69%		£0			4.1	36SG	N/A	36SU	£300 cashback
70% to 75%	2.64%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £1 million	4.2	36SH	N/A	36SV	£300 cashback
	2.74%		£0			4.2	36SI	N/A	36SW	£300 cashback
75% to 80%	3.14%	BVR*, currently 5.09%	£995	5% until 30/06/2023, then 4% until 30/06/2024, then 3% until 30/06/2025, then 2% until 30/06/2026, then 1% until 30/06/2027	£25,005 to £500,000	4.4	36SJ	N/A	36SX	£300 cashback
	3.34%		£0			4.4	35XK	N/A	35YE	£300 cashback

2 year tracker rate (until 30 June 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	Free Legals		Own Conveyancer	
							TSB Mortgage Pro code	Additional features	TSB Mortgage Pro code	Additional features
Up to 60%	2.19% (variable) at 1.44% above the BoE base rate**	BVR*, currently 5.09%	£995	No ERC	£25,005 to £1 million	4.7	35XN	N/A	35YH	£300 cashback
60% to 70%	2.54% (variable) at 1.79% above the BoE base rate**	BVR*, currently 5.09%	£995	No ERC	£25,005 to £1 million	4.7	35XO	N/A	35YI	£300 cashback

*Buy-to-Let Variable Rate, currently 5.09%

**Bank of England Base Rate, currently 0.75%

***Fee assisted legals are provided through TSB's nominated firms of conveyancer. Additional costs may become payable for:

- Additional services such as change of name, transfer of equity, deed of postponement, any additional costs in relation to leasehold properties, acting in or discharging Help to Buy arrangements, discharging shared equity or shared ownership arrangements. This information must be given directly to the acting Conveyancer

- Our nominated firms of conveyancers will not act for remortgages where additional funds are raised to simultaneously extend the lease or remortgages which involve acting in ongoing shared equity or shared ownership arrangements.

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Product transfers.

- 2 and 5 year rates
- Available up to 120% LTV
- Max loan size £7.5 million

Buy-to-Let

- Available for existing BTL mortgage customers who wish to switch to a fixed or tracker rate

2 year fixed rate (fixed until 31 May 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.24%	BVR**, currently 5.09%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.7	36SY	
	2.64%		£0			4.6	36SZ	
60% to 75%	2.24%	BVR**, currently 5.09%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.7	36TA	
	2.64%		£0			4.6	36TB	
75% to 80%	2.84%	BVR**, currently 5.09%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.9	36CO	
	3.24%		£0			4.8	36CP	
80% to 120%	4.14%	BVR**, currently 5.09%	£0	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	5.0	36CQ	

2 year tracker rate (until 31 May 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.19% (variable) at 1.44% above the BoE base rate***	BVR**, currently 5.09%	£995	No ERC	Up to £7.5 million	4.7	36UJ	
60% to 75%	2.54% (variable) at 1.79% above the BoE base rate***	BVR**, currently 5.09%	£995	No ERC	Up to £7.5 million	4.8	36UK	

5 year fixed rate (fixed until 31 May 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.49%	BVR**, currently 5.09%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	4.1	36TC	
	2.69%		£0			4.0	36TD	
60% to 75%	2.49%	BVR**, currently 5.09%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	4.1	36TE	
	2.69%		£0			4.0	36TF	
75% to 80%	3.14%	BVR**, currently 5.09%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	4.4	36CV	
	3.34%		£0			4.3	36CW	
80% to 120%	4.39%	BVR**, currently 5.09%	£0	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	4.8	36CX	

***Buy to Let Variable Rate, currently 5.09%

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Product Transfers

- 2, 5 & 10 year rates
- Available up to 120% LTV
- Max loan size £7.5 million
- Available for existing mortgage customers (including Shared Equity & Shared Ownership) who wish to switch to a fixed or tracker rate

Residential

2 year fixed rate (fixed until 31 May 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.19%	HVR*, currently 4.24%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.0	36TG	
	2.44%		£0			3.9	36TH	
60% to 75%	2.29%	HVR*, currently 4.24%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.1	36TI	
	2.54%		£0			3.9	36TJ	
75% to 80%	2.39%	HVR*, currently 4.24%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.1	36TK	
	2.64%		£0			4.0	36TL	
80% to 85%	2.49%	HVR*, currently 4.24%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.1	36TM	
	2.84%		£0			4.0	36TN	
85% to 90%	2.59%	HVR*, currently 4.24%	£995	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.1	36TO	
	2.99%		£0			4.0	36TP	
90% to 120%	3.14%	HVR*, currently 4.24%	£0	2% until 31/05/2023, then 1% until 31/05/2024	Up to £7.5 million	4.1	36DI	

2 year tracker rate (until 31 May 2024)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29% (variable) at 1.54% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	Up to £7.5 million	4.1	36TQ	
60% to 75%	2.34% (variable) at 1.59% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	Up to £7.5 million	4.1	36TR	
75% to 80%	2.49% (variable) at 1.74% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	Up to £7.5 million	4.1	36TS	
80% to 85%	2.64% (variable) at 1.89% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	Up to £7.5 million	4.1	36TT	
85% to 90%	3.04% (variable) at 2.29% above the BoE base rate***	HVR*, currently 4.24%	£995	No ERC	Up to £7.5 million	4.2	36TU	

*Homeowner Variable Rate, currently 4.24%

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Product Transfers

Residential

5 year fixed rate (fixed until 31 May 2027)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.29%	HVR*, currently 4.24%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.5	36TV	
	2.54%		£0			3.5	36TW	
60% to 75%	2.34%	HVR*, currently 4.24%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.5	36TX	
	2.59%		£0			3.5	36TY	
75% to 80%	2.49%	HVR*, currently 4.24%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.6	36TZ	
	2.69%		£0			3.5	36UA	
80% to 85%	2.59%	HVR*, currently 4.24%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.7	36UB	
	2.79%		£0			3.6	36UC	
85% to 90%	2.74%	HVR*, currently 4.24%	£995	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.7	36UD	
	2.94%		£0			3.7	36UE	
90% to 120%	3.39%	HVR*, currently 4.24%	£0	5% until 31/05/2023, then 4% until 31/05/2024, then 3% until 31/05/2025, then 2% until 31/05/2026, then 1% until 31/05/2027	Up to £7.5 million	3.9	36DT	

*Homeowner Variable Rate, currently 4.24%

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Product Transfers

Residential

10 year fixed rate (fixed until 31 May 2032)

LTV	Initial rate	This reverts to	Product fee	Early repayment charge	Loan size (inc all fees)	APRC %	TSB Mortgage Pro code	Additional features
Up to 60%	2.34%	HVR*, currently 4.24%	£995	6% until 31/05/2027, then 5% until 31/05/2028, then 4% until 31/05/2029, then 3% until 31/05/2030, then 2% until 31/05/2031, then 1% until 31/05/2032	Up to £7.5 million	2.9	36UF	
	2.44%		£0			2.8	36UG	
60% to 75%	2.74%	HVR*, currently 4.24%	£995	6% until 31/05/2027, then 5% until 31/05/2028, then 4% until 31/05/2029, then 3% until 31/05/2030, then 2% until 31/05/2031, then 1% until 31/05/2032	Up to £7.5 million	3.3	36UH	
	2.84%		£0			3.2	36UI	

*Homeowner Variable Rate, currently 4.24%

TSB Mortgage Pro Valuation fees.

Mortgage valuations fees for movers and first time buyers.

Property value greater than	Property value less than or equal to	Charge (inclusive of VAT)		
		Basic Valuation	Homebuyers Valuation	Building Survey
£0	£25,000	£0	£256	£466
£25,000	£50,000	£0	£256	£466
£50,000	£100,000	£0	£256	£466
£100,000	£150,000	£0	£278	£504
£150,000	£200,000	£0	£316	£570
£200,000	£250,000	£0	£406	£726
£250,000	£350,000	£0	£447	£798
£350,000	£450,000	£0	£536	£894
£450,000	£550,000	£0	£624	£941
£550,000	£650,000	£0	£714	£1,026
£650,000	£750,000	£0	£798	£1,112
£750,000	£850,000	£0	£896	£1,155
£850,000	£1,000,000	£0	£972	£1,240
£1,000,000	£1,250,000	£0	£1,051	£1,653
£1,250,000	£1,500,000	£0	£1,051	£1,891
£1,500,000	£1,750,000	£0	£1,051	£2,128
£1,750,000	£2,000,000	£0	£1,051	£2,366

If you'd like to discuss a case...

Contact	your Business Development Manager
Call	0345 307 3355
Click	intermediary.tsb.co.uk

TSB Intermediary line is open Monday to Friday 9am to 5pm. Calls may be monitored or recorded.

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