

Home loans

Find your fit



Product	Prime Home Loan		Non-conforming Home Loan		
Option	Prime	Near Prime Clear	Near Prime	Specialist	Specialist Plus
Full Doc					
Max LVR Purchase (Refinance)	95%, LPF can be capitalised to 98% (95% including LPF capitalisation)		95% (90%)	95% (85%)	80% (80%)
Min ABN/GST length for Self-employed	24 mths ABN 12 mths GST (if turnover > \$75k)				
Alt Doc					
Max LVR Purchase (Refinance)	95% (95%)	90% (90%)	85% (80%)		75% (75%)
Min ABN/GST length for Self-employed	24 mths ABN 12 mths GST (if turnover > \$75k)		12 mths ABN (clean credit) 6 mths GST (if turnover > \$75k)	6 mths ABN 6 mths GST (if turnover > \$75k)	12 mths ABN 12 mths GST (if turnover > \$75k)
Income					
PAYG/Contract (Full time/Part time)	12 mths continuous employment (same industry), or 6mths employment (current employer)	1 day in role – including probation			
Casual or second job	12 mths continuous service (current employer)	6 mths continuous service (current employer) (min of 18 mths continuous employment within the same industry)			12 mths continuous service (current employer)
Overtime (100%)	100% if a condition of a borrower’s employment, 50% if confirmed as being regular for 6 mths from the same employer.				
Commission/Bonuses (100%)	Average of last 2 years or most recent year if lower	Demonstrated over 12 mths			
Government Pensions (100%)	Pension; Carers (payment & allowance); Disability				
Family Tax Benefit or Child Support	100% if received for next 5 years	100% if the payment is received for < 5 years and if customer can maintain servicing once the payment ends			
Loan Purpose					
Cash out	Unlimited for acceptable purposes				
Cash out - Business use	X	✓	✓	✓	✓
Refinance - ATO Debt	X	✓	✓	✓	✓
Refinance Private Loans/Caveat/ Solicitor debts	Demonstrated repayments over 6 months	✓	✓	✓	✓
Debt Consolidation	Unlimited				Unlimited – Subject to capacity test
Credit profile					
Defaults Paid <\$500	✓	✓	✓	✓	✓
<\$1000 defaults - paid or unpaid	X	✓	✓	✓	✓
>\$1000 - <\$3000 defaults - paid or unpaid	X	X	✓	✓	✓
>\$3000 defaults - paid or unpaid	X	X	>24 mths old	>12 mths old	<12 mths old
Part 9/10, Discharged Bankrupt 1 day, Companies in administration/DOCA	X	X	✓	✓	✓
Unsecured Debts – RHI (last 3 mths)	0	1	2-3	4-6	0 - X
Mortgage Debts – RHI (last 6 mths) prime lender	0	0	0	1	0 - X
Mortgage Debts – RHI (last 12 mths) non conforming / private lender	0	0	0	Refer to BDM	Refer to BDM