

# MORTGAGE COMPARISON CHART

**Chorley**  
Building Society

**BANK  
A**

**BUILDING  
SOCIETY  
B**

**SPECIALIST  
LENDER  
C**

WHO IS THE  
DECISION MAKER?



EXPERIENCED  
UNDERWRITER



EXPERIENCED  
UNDERWRITER



CAN I SPEAK TO  
AN UNDERWRITER?



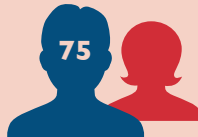
DIRECT DIAL TO  
UNDERWRITERS



COMMON SENSE  
FLEXIBLE APPROACH



MAXIMUM AGE LIMIT



SECTION 106/75



SELF BUILD



INTEREST ONLY



BUY TO LET



BANKRUPTCY IVA



EX LOCAL  
AUTHORITY FLATS



CONCESSIONAL  
PURCHASE



Chorley and District Building Society is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority.  
Registered on the Financial Services Register under number 206023. Registered Office: Key House, Foxhole Road, Chorley, Lancashire PR7 1NZ.

Chorley and District Building Society is a member of the Building Societies Association and a participant of the Financial Ombudsman Service and Financial Services Compensation Scheme.

Your telephone conversations with the Society may be recorded. This is to help the Society to improve customer service and to offer additional security.

Calls and electronic communications may also be monitored for staff training.

## SERVICE DRIVEN, COMMON SENSE APPROACH, NO CREDIT SCORING, INDIVIDUAL UNDERWRITING

### ACCEPTABLE

- Studio Flats
- Flats above 4 Stories
- Ex L/A Flats
- Flats above Commercial
- Contract Workers
- Gifted Deposits
- Concessional Purchase
- Guarantor
- Self Build
- Section 106
- DMS Properties
- Builder Incentive up to 5% - Non Cash/Deposit
- Flying Freehold up to 20%
- Agricultural Restrictions
- Returning ExPats (pilot)
- Sale & Leaseback (pilot)
- Second Homes (pilot)
- Rent to Buy (pilot)

(Subject to individual criteria)

### LENDING LIMITS

0 – 80%	£1m
>80 – 85%	£500k
>85 – 90%	£400k
>90 – 95%	£350k

Min Term 1 Year  
Max Term 40 Years  
Max Exposure £1m  
Max 25% Concentration Exp

### CONCESSIONAL PURCHASE

- 100% of purchase price
- Max 80% LTV market value
- Close family member
- Sitting Tennant
- Property to be used as main residence
- Person providing concession not to remain at property

### PART I/O & PART CR

- Max LTV 85%
- Min Equity £50k
- Max interest only element £500k

### REMORTGAGE

- Max 95% LTV
- Minimum 6 month ownership
- Max 80% LTV for debt consolidation

### MAXIMUM AGE

No max age on residential or BTL subject to individual case assessment

### HELP TO BUY EQUITY LOAN

- New Build Only
- Max Loan £600k England
- Max Loan £300k Wales

### CREDIT FILE

- CCJs or defaults settled over 3 years ago acceptable
- One CCJ or default issued within last 3 years less than £500 acceptable
- Discharged bankrupt or IVA over 3 years acceptable

### RIGHT TO BUY

- 100% of the discounted purchase price
- Max 75% LTV market value

### BUY TO LET

- New landlords subject to home ownership for min of 12 months
- Affordability 125% of pay rate
- Max 80% LTV
- Min Value £100k
- Min Advance £80k
- Min Age 25
- Max 10 properties with Chorley B/S
- Min Income £20k Sole £25k Joint
- Max 4 Bedrooms
- No maximum portfolio

### CONSTRUCTION TYPES – ALL SUBJECT TO VALUER'S COMMENTS

- Non standard construction considered
- PRC Considered
- Wimpey No Fines, Laing Easy
- Form & Mowlem Considered
- Steel Framed Construction (BISF) Considered
- Timber Framed, Cobb, Wattle & Daub Considered

### INTEREST ONLY

- Max 80% LTV
- Min Equity £50k
- Max advance £500k
- Max 80% LTV to downsize

This is for the use of authorised UK intermediaries only.

**Chorley**  
Intermediaries  
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