

Fixed Rate-Lock Fact Sheet

Important information for borrowers considering locking in a Fixed Rate for their new loan.



Important aspects of Fixed Rates loans to know before you choose.

- **Redraw is unavailable** during the Fixed Interest Period.
- **Lump Sum payments cannot be made** during the Fixed Interest Period. Additional repayments cannot exceed \$20,000 per year.
- **No changes** can be made to your loan until after the fixed interest period.

Any of the above activity during the Fixed Interest Period may result in substantial break costs.

What is a Fixed Rate-Lock Fee?

A Lock Fee is an optional feature of Fixed Rate loans that protects you against rate rises before your loan is settled.

How much is it?

The Fixed Rate-Lock Fee is \$495.00. It is payable at the time of submission of the *Fixed Rate-Lock In Request Form*.

Which Locked Rate will I get?

The interest rate is only locked in once the Lock Fee payment is received, and the *Fixed Rate-Lock In Request Form* is received and processed by the lender.

The interest rate you lock in will be the rate on the day the fee payment is received. If the lender's published fixed rates have reduced since your request was processed and approved, you will receive the lower rate.

How long does the Lock Fee last?

Once approved the rate-lock is valid for 90 days. This time frame cannot be extended. If you still wish to have a Fixed Rate after your first one expires, a new *Fixed Rate-Lock In Request Form* and Rate-Lock Fee is required, on receipt an updated Fixed Rate will be quoted.

When do I apply?

The fee and the *Fixed Rate-Lock In Request Form* should be submitted at the time of application.

What if I've already submitted my application?

You can submit a *Fixed Rate-Lock In Request Form* without any additional fees up until you receive your *Letter of Offer*. If you have already received your *Letter of Offer* and your loan has not yet settled, you will need to pay a \$150 fee for re-documentation in addition to the Lock Fee.

What if I don't settle within 90 days?

If your loan does not settle within the 90 day limit of the Lock Fee, you will forfeit your Lock Fee and your loan's rate will be the lender's Fixed Interest Rate on the day of settlement.

Can I get a refund of my Lock Fee?

A refund of the Lock Fee will only be issued if the loan application is declined.

What if I make changes to my application before settlement?

If any changes are made to the fixed interest period or the loan amount (greater than \$10,000), any Lock Fee that has already been paid will be forfeited and a further Lock Fee will be payable.