



X home loans

More features than you can jump over

Turn your home loan into your bank account with an X loan

If you're looking for a home or investment property loan with so many features and options that it operates like a complete personal financial package, then an extra flexible loan is for you. It comes at a sharp interest rate and best of all, it's so flexible you can mix and match its feature to suit your needs precisely.

Take years off your loan

A flexible loan allows you to pay your home off faster and save in interest by depositing all of your income from a range of sources, including rental income, into your home loan account. Your regular bills and living expenses are covered by a VISA debit card attached to your loan which attracts the same interest rate as the loan. Even cash advances attract the same interest rate.

Sophisticated online access

You can manage just about every aspect of your loan, including account splitting, statements, redraws, bill payments, credit card payments and more at our easy to navigate online account portal.

Choose your terms

You can choose to take out a loan for between \$50,000 and \$2 million over 30 years. An interest only period of up to 10 years is available. Plus, you can elect a fixed interest rate for periods of up to 5 years and even split your loan into fixed and variable portions.

Loan type available:

FullDoc—allows you to borrow up to 95% of the property value, including construction loans.

The crux

- Totally flexible, ideal for sophisticated borrowers who seek full loan functionality with online access; 100% offset or Line of Credit (LOC) telephone and internet transactions, EFTPOS, biller payments, cheque account
- With 100% offset borrowers can take years off the term of their loan saving considerable interest
- Comes with a home loan interest rate VISA debit card
- Can be split into fixed and variable portions with statements reflecting those splits
- Allows you to borrow up to 95% of the property value, including construction loans

X loan specifications

Loan types	FullDoc
Interest type	Variable interest rate
Loan options	Term loan / 100% offset / Line of Credit (LOC) / VISA. Available for construction
Terms	A simple loan where regular repayments reduce the balance of the loan An interest only period of 10 years is available. Maximum term of the loan is 30 years
Loan purposes	Use the loan to purchase or construct a home or investment property, or to access the equity in a property for any worthwhile personal or investment purpose
Borrowers	Owner-occupiers or investors. Also individuals, companies or trusts
Loan size	Minimum: \$50,000 Maximum: \$2,000,000
Loan value ratios	FullDoc available up to 95% (term), 95% (LOC) and up to 95% (term) for construction loans Maximum LVR of 95% is inclusive of capitalised LMI
Mortgage insurance	Funder pays if LVR \leq 80% and loan amount \leq \$750,000 Borrower pays or capitalised to the loan account up to a maximum of 95%
Income ratios	A net income test applies
Ongoing fees	No ongoing monthly account keeping or annual line fees. Unlimited free phone (IVR), internet, EFTPOS, biller payments and cheques per month. Fee free on ATMs up to 5 transactions per month – additional ATM transactions \$1.20 each. Over the counter transactions incur a \$2 fee
Repayment options	Salary crediting to the offset account or direct debit from pre-nominated bank account (does not apply to construction loans)
Redraw	The option is available to pay off loans more quickly plus redraw up to the loan balance limit for the term of the loan
Free splits	Choose to split loans into a fixed portion (post-settlement) from \$10,000 and a variable portion (pre-settlement)
Other	Selection of interest rate: Subject to approval, borrowers with a variable interest rate loan can elect to move to a fixed interest rate loan. Offset accounts will not apply during fixed term Portability available on all loans, subject to approval

Fixed rates

Fixed options	1 to 5 years
Additional repayments	The option to make additional repayments up to \$10,000 per year
Availability	Fixed rates are only available post settlement
Redraw	Redraw only available on fixed rates after fixed period has expired
Repayment options	Flexible monthly, fortnightly and weekly repayment options
Other	Offset and construction not available

All interest rates, fees, charges, terms and conditions quoted are indicative only and subject to change without notice.

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The home loan with **your** name on it.