

For the use of Professional Mortgage Intermediaries only



Retention Home Purchase Plan product transfer guide

Shariah-compliant finance for home purchase & refinance – for existing customers only

Effective from 11 August 2022

To provide advice on HPP products you are required to hold specific HPP permissions with the FCA.



HPP Products for home purchase & refinance – for finance below £500,000 for product transfers only

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Maximum Finance	Product Fee	Early Payment Charge	Term
Green Home Purchase Plan (HPP) - UK residents*							
Fixed for 2 years (GHFU1026BR)	4.24%	SVR	65%	£499,999	£149	None	Min = 5 years Max = 35 years
Fixed for 2 years (GHFU1005BR)	4.44%		80%				
Fixed for 5 years (GHFU1006BR)	4.60%		65%				
Fixed for 5 years (GHFU1007BR)	4.70%		80%				
Home Purchase Plan (HPP) - UK residents*							
Fixed for 2 years (HFU1027BR)	4.34%	SVR	65%	£499,999	£149	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFU1008BR)	4.54%		80%				
Fixed for 5 years (HFU1009BR)	4.70%		65%				
Fixed for 5 years (HFU1010BR)	4.80%		80%				

Our Standard Variable Rate (SVR) is currently 5.50%.

- The above is subject to change due to market conditions and rates. Correct at the time of writing. The Bank reserves the right to withdraw these products at any time.
- *The Bank will continue to offer the original terms and conditions to existing customers transferring to a new fixed rate product at the end of their fixed term period, for example, existing FTV, finance amount or property value. Changes outside of the basic criteria, including a change of finance amount, adding or deleting a person from the agreement will require a new application being completed.
- **Green HPP - Only properties with an EPC rating of A or B qualify for the Green Rental Rates shown.**

Where there are any material changes to these terms a new application will be required and be subject to a full underwriting assessment based upon the criteria available to new customers at the time of application. The new application will also be subject to new business fees.

- Only applicants currently resident in the UK and who fit the criteria shown in the HPP Criteria document are eligible to apply for our UK Resident Home Purchase Plan products.
- UK Expats (UK Citizens resident abroad) are eligible to apply for our UK Expat Home Purchase Plan products.
- International Residents (Foreign Nationals non-resident in the UK) are only eligible to apply for our International Home Purchase Plan products.
- Other applicants who hold British passports and do not have an automatic right to live and work in the UK are only eligible to apply for our International Home Purchase Plan products. Please see <https://www.gov.uk/types-of-british-nationality> for a full list.



Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Maximum Finance	Product Fee	Early Payment Charge	Term
Home Purchase Plan (HPP) – UK Expats*							
Fixed for 2 years (HFE1028BR)	4.74%	SVR	65%	£499,999	£199	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFE1011BR)	4.94%		80%				
Fixed for 5 years (HFE1012BR)	4.94%		65%				
Fixed for 5 years (HFE1013BR)	5.14%		80%				
Home Purchase Plan (HPP) – International residents*							
Fixed for 2 years (HFN1029BR)	4.94%	SVR	65%	£499,999	£499	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFN1014BR)	5.14%		80%				
Fixed for 5 years (HFN1015BR)	5.14%		65%				
Fixed for 5 years (HFN1016BR)	5.34%		80%				

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HPP Products for home purchase & refinance – for finance of £500,000 and above for product transfers only

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Minimum Finance	Product Fee	Early Payment Charge	Term
Home Purchase Plan (HPP) – UK residents*							
Fixed for 2 years (HFU1030BR)	4.09%	SVR	65%	£500,000	£149	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFU1017BR)	4.29%		80%				
Fixed for 5 years (HFU1018BR)	4.45%		65%				
Fixed for 5 years (HFU1019BR)	4.55%		80%				
Home Purchase Plan (HPP) – UK Expats*							
Fixed for 2 years (HFE1031BR)	4.49%	SVR	65%	£500,000	£199	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFE1020BR)	4.69%		80%				
Fixed for 5 years (HFE1021BR)	4.69%		65%				
Fixed for 5 years (HFE1022BR)	4.89%		80%				
Home Purchase Plan (HPP) – International residents*							
Fixed for 2 years (HFN1032BR)	4.69%	SVR	Up to 65%	£500,000	£499	None	Min = 5 years Max = 35 years
Fixed for 2 years (HFN1023BR)	4.89%		80%				
Fixed for 5 years (HFN1024BR)	4.89%		Up to 65%				
Fixed for 5 years (HFN1025BR)	5.09%		80%				

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