

For the use of Professional Mortgage Intermediaries only



# Buy-to-Let product guide for UK Expats and International residents

Shariah-compliant financing for UK Buy-to-Let residential investment property

Effective from 8 March 2023

All customers of the Bank must be able to read, speak and understand English to a level that they are fully aware of all obligations and requirements when entering any financial arrangements with the Bank.

Validity:

Decision in Principle – 30 Days

Application – 90 Days

Offers – 180 Days

After 180 days the Offer may be extendable for a further 180 days subject to the latest available rental rates and updated evidence



## Buy-to-Let Products for UK Expats

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Application Fee	Product Fee	Early Payment Charge	Minimum Property Value	Minimum Finance Amount	Maximum Finance Amount	Term
<b>Green Individual &amp; Corporate Structure BTL Finance Rates</b>										
Fixed for 2 years (GBFE1193)	6.24%	SVR + 1.00%	65%	£199	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 2 years (GBFE1194)	6.50%		80%				£93,000			
Fixed for 5 years (GBFE1195)	6.50%		65%				£115,000			
Fixed for 5 years (GBFE1196)	6.74%		80%				£93,000			
<b>Individual &amp; Corporate Structure BTL Finance Rates</b>										
Fixed for 2 years (BFE1180)	6.34%	SVR + 1.00%	65%	£199	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 2 years (BFE1181)	6.60%		80%				£93,000			
Fixed for 5 years (BFE1182)	6.60%		65%				£115,000			
Fixed for 5 years (BFE1183)	6.84%		80%				£93,000			

### Our Standard Variable Rate (SVR) is currently 6.75%.

- **Green BTL - Only properties with an EPC rating of A or B qualify for the Green Rental Rates shown.**
- The terms and rental rates quoted herein are subject to change due to market conditions and rates; however, correct at the time of writing. The Bank reserves the right to withdraw these products at any time.
- Minimum age 21 years.
- Rental top-up not acceptable.
- BTL - Stress test at pay rate if 5-year fixed and stressed at 7.75% if fixed term is lower than 5 years.
- HMOs & MUFBs - Stress test at pay rate on 5-year fixed.
- Applicant residency status:
  - All customers of the Bank must be able to read, speak and understand English to a level that they are fully aware of all obligations and requirements when entering any financial arrangements with the Bank.
  - UK Expats (UK Citizens resident abroad) are eligible to apply for our UK Expat Buy-to-Let 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 Buy-to-Let products. Please see <https://www.gov.uk/types-of-british-nationality> for a full list.



## Buy-to-Let HMO and MUFB Products for UK Expats

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Application Fee	Product Fee	Early Payment Charge	Minimum Property Value	Minimum Finance Amount	Maximum Finance Amount	Term
<b>Green Individual &amp; Corporate Structure HMOs and MUFBs Finance Rates</b>										
Fixed for 5 years (GBFE1197)	7.04%	SVR + 1.75%	65%	£199	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 5 years (GBFE1198)	7.29%		75%				£100,000			
<b>Individual &amp; Corporate Structure HMOs and MUFBs Finance Rates</b>										
Fixed for 5 years (BFE1184)	7.14%	SVR + 1.75%	65%	£199	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 5 years (BFE1185)	7.39%		75%				£100,000			

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- Minimum age 21 years.
- Rental top-up not acceptable.
- BTL - Stress test at pay rate if 5-year fixed and stressed at 7.75% if fixed term is lower than 5 years.
- HMOs & MUFBs - Stress test at pay rate on 5-year fixed.
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## Buy-to-Let Products for International residents

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Application Fee	Product Fee	Early Payment Charge	Minimum Property Value	Minimum Finance Amount	Maximum Finance Amount	Term
<b>Green Individual &amp; Corporate Structure BTL Finance Rates</b>										
Fixed for 2 years (GBFN1199)	6.64%	SVR + 1.00%	65%	£299	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 2 years (GBFN1200)	6.84%		80%				£100,000			
Fixed for 5 years (GBFN1201)	6.84%		65%				£115,000			
Fixed for 5 years (GBFN1202)	7.04%		80%				£100,000			
<b>Individual &amp; Corporate Structure BTL Finance Rates</b>										
Fixed for 2 years (BFN1186)	6.74%	SVR + 1.00%	65%	£299	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 2 years (BFN1187)	6.94%		80%				£100,000			
Fixed for 5 years (BFN1188)	6.94%		65%				£115,000			
Fixed for 5 years (BFN1189)	7.14%		80%				£100,000			

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- Rental top-up not acceptable.
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- MUFBS - Stress test at pay rate on 5-year fixed term.
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  - International Residents (Foreign Nationals non-resident in the UK) are only eligible to apply for our International Buy-to-Let 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 Buy-to-Let products. Please see <https://www.gov.uk/types-of-british-nationality> for a full list.



## Buy-to-Let MUFB Products for International

Product & code	Initial Rental Rate	Follow-on Rental Rate	Max FTV	Application Fee	Product Fee	Early Payment Charge	Minimum Property Value	Minimum Finance Amount	Maximum Finance Amount	Term
<b>Green Individual &amp; Corporate Structure MUFB Finance Rates</b>										
Fixed for 5 years (GBFN1203)	7.59%	SVR + 1.75%	65%	£299	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 5 years (GBFN1204)	7.79%		75%				£100,000			
<b>Individual &amp; Corporate Structure MUFB Finance Rates</b>										
Fixed for 5 years (BFN1190)	7.69%	SVR + 1.75%	65%	£299	1.5%	None	£115,000	£75,000	£5m	<ul style="list-style-type: none"> <li>• Min: 5 years</li> <li>• Max:               <ul style="list-style-type: none"> <li>- Acquisition &amp; Rent = 25 years</li> <li>- Rent Only = 25 years</li> </ul> </li> </ul>
Fixed for 5 years (BFN1191)	7.89%		75%				£100,000			

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- MUFBs - Stress test at pay rate on 5-year fixed term.
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