



SmartFit and SmartFix

SmartFit and SmartFix home loans

SmartFit and SmartFix home loans put you in control. Both combine a fully featured home loan with all the benefits of a transactional 100% offset account that lets you see at a glance what you owe and what you own because the offset balance is shown separately.

Product overview

Loan purpose	<ul style="list-style-type: none"> • purchase or refinance of an owner occupied or investment property • home equity loan for investment or personal purposes • debt consolidation • Go-Between bridging finance.
Application restrictions	<ul style="list-style-type: none"> • no construction or land • no company or trust applicants • no overseas or non-permanent Australian resident applicants • no inner city apartments • no second mortgages • maximum of 3 securities • no self employed less than 2 years.
Interest rates	<p>SmartFit: variable rate with 100% offset. SmartFix: fixed rate of 1-5 year terms with 100% offset. Credit interest is not paid if the net balance is positive (that is if the offset balance exceeds the balance of the loan).</p>
Application/ settlement fees	<ul style="list-style-type: none"> • standard application fee \$795 • settlement fee \$100 • funds disbursement fee \$15. <p>Additional fees are payable if you have more than one security property, require the support of a guarantor or are taking a Go-Between bridging finance option.</p>
Administration fee	\$10 monthly
Loan amounts	<ul style="list-style-type: none"> • minimum \$10,000 • maximum \$5 million subject to LMI.
Loan terms	5-30 year terms.
Statements	Monthly
Interest calculated	Interest is calculated daily on the net closing balance of the loan (that is the amount owed less the offset balance) and is charged monthly.

Loan to Valuation Ratio (LVR)	<ul style="list-style-type: none"> Up to 95%* capitalised LMI (principal and interest). Up to 90%* plus capitalised LMI (interest only). <p>*All LVRs subject to LMI criteria.</p>	
Repayment frequency	<ul style="list-style-type: none"> Weekly, fortnightly or monthly repayments (principal and interest). Monthly repayments (interest only). Payments automatically debited from the offset balance. 	
Voluntary repayments	<ul style="list-style-type: none"> Variable rate: extra repayments may be made at any time without penalty. Fixed rate: up to \$20,000 p.a. above minimum repayments may be made without penalty. No maximum deposit to offset portion. 	
Split loans	Available. Split your loan into fixed or variable portions, or a combination of both. Additional \$100 loan application fee applies per split.	
Redraw	Available. Free online/ phone banking redraws. Manual redraw requests – \$50. Minimum redraw amount \$500.	
Credit increases	Available. \$175 credit increase fee and \$150 security handling fee applies. Minimum credit increase amount \$10,000. Note: not available during fixed rate periods.	
Rate conversion	Convert from a variable rate to a fixed rate at any time. A loan variation fee may be payable.	
Transaction fees	Transact on your offset balance with up to \$10 worth of the following transactions free every month:	
	Free	\$2.00 each
	<ul style="list-style-type: none"> cash deposits internal standing orders auto payment plan Bendigo Bank ATM³ balance enquiries Bendigo Bank ATM³ withdrawals Bendigo Bank ATM transfers Online banking transfers Express Line (phone banking) transfers BPAY^{®1} Anypay payments direct debits cheque deposits. 	<ul style="list-style-type: none"> Bank@Post withdrawals² EFTPOS transactions over the counter withdrawals and transfers.
	<p>Other fees apply.</p> <p>1. [®]Registered to BPAY Pty Ltd ABN 69 079 137 518. 2. Bank@Post[™] and its device mark are trade marks (registered or otherwise) of the Australian Postal Corporation. All rights reserved. 3. Bendigo Bank ATM or an ATM that forms a part of a Bendigo Bank shared ATM network.</p>	



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