

# Residential



AdelaideBank

## SmartFit and SmartFix

### SmartFit and SmartFix home loans

The *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

<b>Loan purpose</b>	<ul style="list-style-type: none"><li>• Purchase or refinance of an owner occupied or investment property</li><li>• Home equity loan for investment or personal purposes</li><li>• Debt consolidation</li><li>• Go-Between bridging finance</li></ul>
<b>Application restrictions</b>	<ul style="list-style-type: none"><li>• No construction or land</li><li>• No company or trust applicants</li><li>• No overseas or non-permanent Australian resident applicants</li><li>• No inner city apartments</li><li>• No second mortgages</li><li>• Maximum of 3 securities</li><li>• No self employed less than 2 years.</li></ul>
<b>Interest rates</b>	<p><i>SmartFit</i>: variable rate with 100% offset facility</p> <p><i>SmartFix</i>: fixed rate of 1-5 year terms with 100% offset facility</p> <p>Credit interest is not paid if the net balance is positive (that is if the offset balance exceeds the balance of the loan)</p>
<b>Application/ settlement fees</b>	<ul style="list-style-type: none"><li>• Standard application fee \$375</li><li>• Settlement fee \$120</li></ul> <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>
<b>Administration fee</b>	\$15 monthly
<b>Loan amounts</b>	<ul style="list-style-type: none"><li>• Minimum \$10,000</li><li>• Maximum \$5 million, subject to LMI.</li></ul>
<b>Loan terms</b>	5-30 year terms.



<b>Statements</b>	Monthly		
<b>Interest calculated</b>	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.		
<b>Loan to valuation ratio (LVR)</b>	<ul style="list-style-type: none"> <li>Up to 95%* including capitalised LMI (principal and interest).</li> <li>Up to 90%* plus capitalised LMI (interest only).</li> </ul> <p>*All LVRs subject to loan purpose and LMI approval.</p>		
<b>Repayment frequency</b>	<ul style="list-style-type: none"> <li>Weekly, fortnightly or monthly repayments (principal and interest).</li> <li>Monthly repayments (interest only).</li> <li>Payments automatically debited from the offset balance</li> </ul>		
<b>Voluntary repayments</b>	<ul style="list-style-type: none"> <li>Variable rate: extra repayments may be made at any time without penalty.</li> <li>Fixed rate: up to \$20,000 p.a. above minimum monthly repayments may be made without penalty</li> <li>No maximum deposit to offset balance</li> </ul>		
<b>Split loans</b>	Available. Split your loan into more than one portion. Additional \$100 loan application fee applies per split.		
<b>Redraw</b>	Available. No fee applies Minimum redraw amount \$500.		
<b>Credit increases</b>	Available whilst on variable rate. Minimum credit increase amount \$10,000.00.		
<b>Rate conversion</b>	Convert from a variable rate to fixed rate at any time.		
<b>Transaction fees</b>	Transact on your offset balance for <b>free</b> with any of the following transaction types		
	<table border="0"> <tr> <td> <ul style="list-style-type: none"> <li>EFTPOS transactions</li> <li>Bendigo Bank ATM<sup>3</sup> withdrawals</li> <li>Bendigo Bank ATM transfers</li> <li>Bank@Post withdrawals<sup>2</sup></li> <li>Cash or Cheque deposits</li> <li>Internal standing orders</li> </ul> </td> <td> <ul style="list-style-type: none"> <li>Online/Telephone banking transfers</li> <li>BPAY®<sup>1</sup></li> <li>Anypay payments</li> <li>Direct debits</li> <li>Over the counter withdrawals and transfers.</li> </ul> </td> </tr> </table>	<ul style="list-style-type: none"> <li>EFTPOS transactions</li> <li>Bendigo Bank ATM<sup>3</sup> withdrawals</li> <li>Bendigo Bank ATM transfers</li> <li>Bank@Post withdrawals<sup>2</sup></li> <li>Cash or Cheque deposits</li> <li>Internal standing orders</li> </ul>	<ul style="list-style-type: none"> <li>Online/Telephone banking transfers</li> <li>BPAY®<sup>1</sup></li> <li>Anypay payments</li> <li>Direct debits</li> <li>Over the counter withdrawals and transfers.</li> </ul>
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	<p>Other fees apply</p> <p><sup>1</sup> ® Registered to BPAY Pty Ltd ABN 69 079 137 518</p> <p><sup>2</sup> Bank@Post™ and its device are trade marks (registered or otherwise) of the Australian Postal Corporation. All rights reserved</p> <p><sup>3</sup> Bendigo Bank ATM or an ATM that forms a part of a Bendigo Bank shared ATM network</p>		

