

Pepper Self Managed Super Fund

Product Specification

	Pepper PRIME SMSF	Pepper NEAR PRIME SMSF
	Full Doc	Full Doc
Loan Purpose	Purchase or refinance of residential or commercial properties	
Minimum Loan Size	\$100,000	
Maximum Loan Size	\$3,000,000	
Maximum LVR	Up to 80% for residential properties Up to 75% for commercial properties	
Credit History*	<ul style="list-style-type: none"> One paid default up to \$500 (Consumer) and \$1,000 (Commercial) may be considered 	<ul style="list-style-type: none"> Unlimited defaults, judgements and writs up to \$1,000 accepted (paid or unpaid), Unlimited defaults, judgements and writs > \$1,000, listed > 24 months (paid or unpaid) accepted, Up to 3 months non-mortgage arrears (within the last 3 months) Discharged from bankruptcy (> 24 months) accepted.
Cash Out	No	
Debt Consolidation	No	
Minimum Assets within SMSF	\$200K	
Liquidity Test	Not required	
Financial Requirements	Most recent two years Financial Statements evidencing SMSF income**	
Acceptable Securities	<ul style="list-style-type: none"> Commercial securities in categories 1-3; Residential securities in categories 1-3; 	<ul style="list-style-type: none"> Commercial securities in categories 1-3; Residential securities in categories 1-3;

Product Features

Loan Term	Up to 30 years
Repayment Options	<ul style="list-style-type: none"> Principal and Interest: OR Interest Only (maximum 5 years followed by Principal and Interest)
Redraw	<ul style="list-style-type: none"> Maximum 2 manual redraws per year from the loan anniversary date. Redraws need to be SIS Act compliant. Minimum Redraw N/A Maximum Redraw \$50,000
Account Splits	Not available
Lump Sum Payments	Free additional payments are allowed if funded on a variable rate.
Additional Advance	Unacceptable

* Director's credit history

**For additional contribution, PAYG or Self Employed income evidence is required.

Product Requirements

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SMSF Income	Most recent 2 years financial statements OR If a new Self Managed Superannuation Fund, 2 years of either Retail or Industry superannuation fund statements	
Income Documentation (PAYG) Only required if additional contributions sought	Two recent payslips within 30 days Plus one of the following: <ul style="list-style-type: none"> • Most recent Income Statement/Payment Summary, • Lodged Tax Returns and Notice of Assessment, • Letter of Employment (On company letterhead, dated within last 30 days, signed by payroll and must state the applicants' name, position, length of service and salary), or • Three-month bank statements showing salary credits 	
Income Documentation (Self-Employed) Only required if additional contributions sought	<ul style="list-style-type: none"> • Last 2 years of tax returns • Last 2 years of Notice of Assessments • Last 2 years of Financial Statements 	
Complying SMSF	✔	
Owner Occupied Residential Security	✘	

Loan size limits

LVR	Pepper PRIME SMSF	Pepper NEAR PRIME SMSF
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Up to 50%	\$3.0m	\$3.0m
>50% - 60%	\$3.0m	\$3.0m
>60% - 65%	\$3.0m	\$2.5m
>65% - 70%	\$2.5m	\$2.0m
>70% - 75%	\$2.5m	\$2.0m
>75% - 80%*	\$2.0m	\$1.5m

*SMSF Residential Only

Securities

Acceptable Securities

Security Type	Maximum LVR
Residential (single title)	80%
Commercial (single title)	75%
Office	70%
Industrial	75%
Retail	75%
Boarding houses or Rooming	60%