

## Alternative Broker Mortgages

Our Rental Alternative mortgage helps your clients looking to purchase or refinance a rental property who can provide stated income; however, they may not be able to provide income documentation in the traditional manner.

### OVERVIEW

#### Terms

- Fixed terms of 1 – 5 years

#### Eligible properties

- Non-owner occupied
- 1 – 4 units verifiable income
- 1 – 2 units BFS stated 2 years (must be in urban location)

#### Payment frequencies

- Monthly, weekly, bi-weekly, accelerated weekly, accelerated bi-weekly

#### Pre-payment privileges

- Increase payments by up to 15% once per calendar year<sup>1</sup>
- Pre-pay up to 15% of original principal once per calendar year

#### Maximum amortization

- Up to 25 years

#### Loan amounts

- \$75,000 up to \$500,000
- **Maximum equity withdrawal:** up to \$50,000;  
BFS stated 2 years – up to \$25,000

#### Documentation requirements

- Rental Income: 80% rental offset available if rental is the subject property
- Rental income from non-subject rental properties can be used to offset expenses on those properties

Local support. National coverage. At B2B Bank, you'll find a knowledgeable National Business Development team, experienced credit managers, competitive compensation and an impressive range of mortgage solutions. To us, that's what **banking that works for brokers** is all about.

For more information, please visit [b2bbank.com/brokermortgages](https://b2bbank.com/brokermortgages) or contact us at **1.800.263.8349**.

<sup>1</sup>This pre-payment privilege is non-cumulative and is available after the first anniversary of the mortgage. <sup>2</sup>Private purchase maximum 60% LTV. <sup>3</sup>Debt service flexibilities are based on the overall assessment of the strength of the overall application. Satisfying the minimum credit score requirement alone does not automatically entitle the borrower to debt service flexibilities. All mortgages are funded by, registered in the name of, administered and serviced by B2B Bank. B2B Bank. ©B2B BANK and BANKING THAT WORKS FOR BROKERS are registered trademarks of B2B Bank.

### COMPLEMENTARY SOLUTIONS

- Purchase<sup>2</sup>
- Refinance
- Secondary Income Qualifier (SIQ)\*
- Credit Rebuild\*

\* For more details refer to the applicable information sheets.

### CREDIT GUIDELINES

- **Min credit score/Max LTV:**  
≥ 580 Verifiable – up to 65%  
≥ 650 BFS Stated – up to 65%
- **Max GDS/TDS3:** NA/42%; additionally,  
BFS stated 2 years min DCR .75x

### VALUE-ADDED FEATURES, OPTIONS AND ALTERNATIVES

- Look Back Rate Guarantee
- Portability