

## Conventional Broker Mortgages

The Homeowner's Kit is a smart and flexible financing solution for all your clients' borrowing needs, through all their life stages. The Homeowner's Kit brings together two credit products — a mortgage and a re-advanceable Home Equity Line of Credit (HELOC) — into one, easy-to-use lending solution.<sup>1</sup>

### WHY A LINE OF CREDIT?

**With the B2B Bank Home Equity Line of Credit, you have the added convenience of:**

- Interest-only or fixed dollar amount pre-authorized payments
- View your account balance, perform inter-institution funds transfers (IIFT) and pay bills via B2B Bank Online Banking on [onlinebanking.b2bbank.com](http://onlinebanking.b2bbank.com).

### Eligible properties

- 1 - 4 units
- Owner-occupied, primary residence

### Payment frequencies

- **Mortgage:** Monthly, weekly, bi-weekly, accelerated weekly, accelerated bi-weekly
- **HELOC:** Monthly, interest only

### Pre-payment privileges

Mortgage portion only

- Increase payments by up to 15% once per calendar year<sup>2</sup>
- Pre-pay up to 15% of original principal once per calendar year

### Maximum amortization

- **Mortgage:** Up to 30 years
- **HELOC:** Revolving credit line

### Loan amounts

- \$50,000 - \$750,000

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](http://b2bbank.com/brokermortgages) or contact us at **1.800.263.8349**.

### COMPLEMENTARY SOLUTIONS

- Purchase
- Refinance

#### Exclusions

- Rental
- Vacation/Secondary Home
- Purchase Plus Improvements

### CREDIT GUIDELINES

- **Max. LTV:** 80% (maximum 65% for HELOC portion)
- **>660 GDS/TDS: 35%/42%**  
**≥680 GDS/TDS: 39%/44%%**
- **HELOC:** Borrower must qualify using greater of mortgage line of credit reference rate + 2% OR prescribed applicable rate for mortgage qualification, payment calculated using a 25 year amortization

### VALUE-ADDED FEATURES, OPTIONS AND ALTERNATIVES

- Can be registered for the full appraised value of the home, not just the credit limit originally issued
- Up to three different mortgage terms
- Up to three different lines of credit
- No fee re-advancement

<sup>1</sup>Registered as a single collateral charge. <sup>2</sup>This pre-payment privilege is non-cumulative and is available after the first anniversary of the mortgage. <sup>3</sup>The GDS/TDS ratios are calculated assuming 100% utilization of the requested credit limit for the revolving portion in addition to the total fixed mortgage portion. The payment equivalent utilized for qualifying purposes is based on the applicable 5-year qualifying rate at the time of application based on a 25-year amortization. This product cannot be used in lieu of construction or bridge financing. All mortgages are funded by, registered in the name of, administered and serviced by B2B Bank. <sup>4</sup>B2B BANK and BANKING THAT WORKS FOR BROKERS are registered trademarks of B2B Bank. <sup>5</sup>HOMEOWNER'S KIT is a registered trademark of Laurentian Bank of Canada.