

*WE LEND ON OPEN MARKET VALUE AND
UP TO 100% OF THE PURCHASE PRICE*



*OFFERING THE DIFFERENCE...
...IN BRIDGING LOANS*

TIUTA
PROPERTY SOLUTIONS

	Residential 1st Charge	Residential 2nd Charge	Development Finance	Renovation / Refurbishments	Adverse
Interest Rate	1.25%	1.50%	From 1.50%	1.25% - 1.50%	1.50%-1.75%
Facility Fee	2% (1% payable to the introducer)	2% (1% payable to the introducer)	2% (1% payable to the introducer)	2% (1% payable to the introducer)	2% (1% payable to the introducer)
Maximum LTV	75%	65%	60% initial LTV 100% of build costs 65% of GDV	70%	65%
Minimum Loan Amount	£30,000	£30,000	Case by case	£30,000	£30,000
Maximum Loan Amount	No max	No max	No max	No max	No max
Minimum Loan Term	1 Month	1 Month	1 Month	1 Month	1 Month
Maximum Loan Term	12 Months	12 Months	Case by case	12 Months	9 Months
Administration fee (Deducted from the advance)	£850	£850	£1000	£850	£850
Legal fee (Payable in advance)	£850	£850	£850	£850	£850

Notes

- The 1% retained by Tiuta is subject to a minimum of £1000
- All adverse applications require the security property to be on the market for sale before completion
- Rates can be negotiated for properties in Central London (1st charge only)
- Title insurance fees apply, please enquire

**YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR
MORTGAGE OR OTHER LOANS CHARGED TO IT.**

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