

# Fact Sheet

## Purpose of Funds

- Finance, refinance, purchase (owner occupied principal residence)
- Help seniors who want to remain in their homes
- Cover life expenses (debt, renovations/improvement, travel, help children/grandchildren)
- Pay for in-home care or medical expenses

## Plans Available

- Lump-sum (single advance of all available funds)
- Subsequent advance (partial initial advance and open for future advances)

## Prepayment Privileges

No prepayment charge applies:

- On regular interest payments of a fixed amount by automatic withdrawal
- On a single prepayment up to 10% of the outstanding principal and interest made within 30 days following each anniversary date
- After 5 years, on payments made within 30 days following reset date

## Current Rates and Fees

- Please see Rate Sheet for current closing fees and rates and [homeequitybank.ca/fees](http://homeequitybank.ca/fees) for all other fees

## Appraisal

- Required (approximately \$350-\$500 for most properties)

## Independent Legal Advice

- Required (approximately \$500 - \$900)<sup>†</sup>

## Documentation Requirements

- Valid and adequate home insurance
- Property tax statement (current year or deferred property tax statement)
- Two pieces of valid identification
- Power of Attorney and Power of Attorney Identification (if applicable)
- Statements for any secured debt

## Maximum LTV

- Up to 55% for a CHIP Reverse Mortgage (dependent upon age, location and type of home)

## Mortgage Amount

- Minimum \$25,000 for lump-sum initial advance
- Minimum \$5,000 for each subsequent advance

## Terms *(see Rate Sheet for rates)*

- 6-month fixed, 1-year fixed, 3-year fixed, 5-year fixed
- 5-year variable rate mortgage

## Amortization

- None

## Payments

- No regular monthly payment is required

## Debt Servicing

- None required (up to 55% LTV for approved CHIP amount)

## Property Taxes

- Must be up-to-date (can be paid out of the mortgage proceeds)

## Portable

- Not in a traditional sense, but refinancing available with fees waived

<sup>†</sup>Additional legal costs may apply if additional legal work is required (e.g.: title issues). The independent legal advice charge is an estimate only and may vary beyond the specified range depending on individual circumstances.

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