



BLACKTOWER FINANCIAL ADVISERS LIMITED

The Professional Forum

Commercial Mortgage Update June 2006

We are delighted to announce the launch of a new remortgage Commercial Property lending scheme, available to the owner occupier.

Limited funds are available, on this ground breaking scheme which provides highly attractive remortgage terms, with **minimal set up charges!**

Would you or any of your clients like to remortgage on the following terms?

If the answer is yes, please call us for an initial non obligatory discussion to see how much money can be saved!

SCHEME TERMS:-

- Bank Base (currently 4.50%) plus a set **margin of 1.25%** (Lifetime Tracker).
- **No Arrangement Fee** either to Lender or Blacktower.
- **Free valuation** (up to £1,125).
- Interest only (for a limited period) and Capital and Interest up to 25 years is available.
- Client to pay all legal fees.
- Early repayment charges apply for first 5 years (5% in years 1 to 3, 4% in year 4 and 3% in year 5).
- Loan size from £100,000 to £500,000.

HOW MUCH CAN BE SAVED BY SWITCHING TO THIS SCHEME?

By way of example, based on a £400,000 interest only mortgage, structured over 20 years currently paying 2.5% over bank base, this scheme would provide a saving of £5,000 pa / £100,000 over the term with only legal fees to pay for the switch!!

**For further information please call
Beverley Ham, Adrian Dadds or Nicola Hinkley
Tel: 020 8336 6350 Fax: 020 8336 1713
E-mail comprop@bfa-uk.com**

This bulletin is intended FOR PROFESSIONAL ADVISERS ONLY and to provide an outline of the terms that may be achievable. Each case, however, has to be considered on its individual merit. Your home may be repossessed if you do not keep up repayments on a mortgage or other loan secured on it. Blacktower Financial Advisers Limited is authorised and regulated by the Financial Services Authority. The Financial Services Authority does not regulate deposit accounts, tax and trust advice, Commercial Mortgages and most buy-to-let mortgages. We may charge fees for mortgage services, please ask for details. Whilst all due care has been taken in ensuring the above information is correct at the time of printing, we cannot assume legal liability for any errors or omissions it might contain.

Blacktower Financial Advisers Limited, 80 Coombe Road, New Malden, Surrey, KT3 4QS, Tel: 020 8336 6350, Fax: 020 8336 1713

E-mail: bfa@bfa-uk.com Website: www.bfa-uk.com

The registered office is 1 Conduit Street, London W1S 2XA. Registration Number - 3407047 - Consumer Credit Licensed