



REFINANCE AND PAY OFF YOUR HOME LOAN SOONER



WHEN SHOULD I REFINANCE MY LOAN?

Anytime You Need To!

You can refinance if you need money for a renovation, a deposit for an investment property, or you simply just want to save money by capitalising on competitive interest rates in the market. Depending on your equity position, refinancing your existing home loan could be your solution!

Refinancing can sometimes be complicated depending on an individual's overall financial situation. Having a Brisbane Home Loans Mortgage Broker by your side can provide you confidence that you have a trusted, experienced specialist on your team.

REASONS FOR REFINANCING

REFINANCE TO **RENOVATE**

As life goes on, circumstances change and the addition of a new family member, growing teenagers or just wanting extra space, may result in the need to renovate your existing house. Depending on your equity position, you may have the ability to refinance your existing loan and obtain additional funding to put towards your renovation. Joan & Peter were able to obtain \$50,000 for their renovation, PLUS got a saving on the interest rate from 3.8% to 2.99%.



**\$50,000
AVAILABLE FOR
A RENOVATION**

REFINANCE TO **INVEST**

If you are ready to invest and buy a second property or some other form of investment, you could have the potential to utilise up to 80% equity of your home to put towards your investment. Miles and Clara owed only \$80,000 on their \$600,000 home and needed a deposit for an investment property. They refinanced and obtained \$150,000 for a deposit. They also benefited from an improvement on their current interest rate, resulting in them paying less interest on their loan.



**\$150,000
DEPOSIT READY
FOR NEW PROPERTY
INVESTMENT**

REFINANCE & **CUT YEARS FROM YOUR HOME LOAN**

After noticing they were paying 3.8% interest on their \$450,000 home loan, Simon and Kim approached Brisbane Home Loans to see what options were available in the market for them.

We were able to refinance their loan and secure 2.99% fixed for 3 years, saving them an average of \$8,795 over the first 3 years after factoring in the cost of refinancing. Simon and Kim then used their savings to make extra repayments on their home loan which reduced their overall loan term by 4.5 years.

REFINANCE
YOUR HOME



**REDUCED
LOAN TERM OF
4.5 YEARS**

Call Dan or Jordan 3889 9250

...You're in good hands



HOW TO GET GET STARTED?

STEP 1. Provide us details of your loan

Having a good broker by your side can help streamline the process. Our First step is to review how your current loan is performing compared to what is available in the market. We do this by collecting your financial information to understand the full picture. TIP The more information we have up front, the quicker we can work through the process.

STEP 2. Submit your application & documents

Our Mortgage Broker will present you some options that are specific to your unique financial situation. From there you choose your preferred option, and the team will start to prepare the application on your behalf.

We will organise a valuation for you that will be required by the lender.

STEP 3. Loan approval

Once your loan is approved, we assist you with signing documents and then we provide all the necessary documents to the lender for the loan application.

We initiate the process to have your mortgage discharged from your current lender.

We then ensure that your new loan has been set up the way your requested, so that you can start benefiting from a better rate and terms.



REFINANCING DOCUMENT CHECKLIST

- Statement showing Loan Balance, Interest Rate, Loan Term, Payment Frequency, Whether Fixed or Variable,
- Estimate of the Value of your Property,
- Details of All Current Loans including Credit Card, Car Loans, Personal Loans etc,
- A break down of your monthly living expenses.

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OUR PROMISE TO YOU

Good old fashioned service, the way it was meant to be!

We don't look just for the most competitive rate, but the most competitive loan solution for you.

We are by your side throughout and will do all the running around for you.

IF YOU ARE READY TO REFINANCE YOUR HOME LOAN, SPEAK TO OUR MORTGAGE BROKERS AND SEE HOW WE CAN ASSIST YOU.

 **3889 9250**

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GENERAL ADVICE WARNING: The advice provided is general advice only as, in preparing it we did not take into account your lending objectives, financial situation or particular needs. Before making a decision on the basis of this advice, you should consider how appropriate the advice is to your particular lending needs, and objectives.
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