



Things you need to know about the Investor Extra Offer (P&I) (Investor Loans with Principal & Interest Repayment only).

What is the offer?

- The Investor Extra (P&I) Offer (“Offer”) is a discount of 0.57%p.a. off the relevant Standard Variable Rate on eligible Variable Rate UHomeLoans.
- Variable Rate UHomeLoans which are eligible for the Offer will not also be eligible for any other interest rate discount UBank may offer from time to time, including the [Standard Loyalty Discount](#).
- The Offer is only available in relation to UHomeLoans for investment properties with initial principal and interest repayments. Applications for investment loans with an initial repayment type of “interest only” and owner occupier loans are excluded from this Offer.
- The Offer will permanently cease to apply to any otherwise eligible UHomeLoan once a fixed rate applies to that loan or the purpose of the loan changes (see “What else do I need to know?”)
- This Offer may be closed or varied in relation to new applications at any time at UBank’s discretion (applications submitted before the Offer is closed or amended will still be eligible to receive the Offer if all other eligibility criteria are met).

How do I qualify?

- Your UHomeLoan application must be submitted on or after 9 December 2015.
- Your application must be for a new UHomeLoan. Applications for limit increases/variations/change of loan purpose to existing UHomeLoans are not considered to be new UHomeLoan applications.
- Your UHomeLoan must be settled within the time period set out in your Loan Offer.
- Your UHomeLoan must relate to an investment property.
- The initial repayment type for your UHomeLoan must be “principal and interest”.

What else do I need to know?

- The Offer does not apply to Fixed Rate UHomeLoans, either during the fixed rate period or when the fixed rate period ends and a variable rate applies.
- If you subsequently elect to fix the interest rate on a Variable Rate UHomeLoan, that loan will be treated as a Fixed Rate UHomeLoan from that point onwards, and the Offer will permanently cease to apply to that loan from the date a fixed rate first applies to it.
- If you subsequently elect to change the purpose of the loan from investment to owner occupied, the Offer will permanently cease to apply to that loan from the date of purpose variation and the relevant standard variable rate will apply .
- For the purposes of these Offer Terms:
 - The Variable Rate component of a split UHomeLoan will be treated as if it is a Variable Rate UHomeLoan; and
 - The Fixed Rate component of a split UHomeLoan will be treated as a Fixed Rate UHomeLoan.
- UHomeLoan applications may lapse, and may need to be resubmitted, if they have not been actioned or progressed by you within a reasonable period. This may affect eligibility for this Offer.