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| **Effective Date** | **Lender** | **Summary** |
| 3 – Jun | AMP | * **Purchase cashback extended**   + **Apply by 30 June 2022 and settle by 30 September 2022 to be eligible for our limited time $3,000 cashback offer.**     - In addition, we'll be able to provide you a turnaround time inside 3 business days for new submissions, returning requests for missing information will be assessed in 2 days.     - Terms and conditions apply   + **First Home Buyer Family Guarantee now available**     - Borrowers can now get a foot on the property ladder more easily with AMP Bank’s First Home Buyer Family Guarantee.     - Existing AMP Bank customers and those who own an unencumbered property can use equity in their residential property to guarantee part of the new loan, without having to provide a cash gift or loan, as a family guarantor. The family member providing the guarantee must be a parent, step parent, de-facto to the parent or former legal guardian of one of the borrowers.   Click [here](https://vision6.ampbanking.com.au/v/7253/1779768546/email.html?k=OKahK70uL4Dd1ZBE4obLMr_qAN3ZMcAs9Vp7A8fzqEY) to know more about AMP updates |
| 3 – Jun | ANZ | * **ANZ Increases Fixed Home Loan Rates**   + Effective 3 June 2022 ANZ will increase selected fixed rates for ANZ Fixed Home Loans and Fixed Residential Investment Loans.   + **Owner Occupied**     - Principal and Interest where ≤ 80% LVR     - Principal and Interest where > 80% LVR     - Interest Only where ≤ 80% LVR     - Interest Only where > 80% LVR   + **Investor**     - Principal and Interest where ≤ 80% LVR     - Principal and Interest where > 80% LVR     - Interest Only where ≤ 80% LVR     - Interest Only where > 80% LVR     - Interest in Advance where ≤ 80% LVR     - Interest in Advance where > 80% LVR   Click [here](https://mcas-proxyweb.mcas.ms/certificate-checker?login=false&originalUrl=https%3A%2F%2Fprotect-au.mimecast.com.mcas.ms%2Fs%2Fp79PCvl110uAWPpOTQEW04%3Fdomain%3Dlinks.ecomm.anz.com%26McasTsid%3D20893&McasCSRF=9c04c37f4dcc361407dad5a501dee6cd86174afa0100595a742421d743a0438b) to learn more about ANZ updates |
| 6 – Jun | * **95% LVR for New to Bank Customers**   + Effective Monday 6 June, ANZ is increasing the maximum Loan to Value (LVR) threshold. * **Desktop Valuation Enhancements**   + ANZ is increasing the usage of Desktop Valuations in some metropolitan areas, effective Monday 6 June 2022. * **OFI Provider List Update**   + ANZ will update and add to the list of OFI lenders who are full Comprehensive Credit Reporting (CCR) participants. * **Changes to Debt to Income (DTI) Policy**   + Effective Monday 6 June ANZ will be reducing the maximum DTI acceptable on home loan applications * **Simpler Home Loans Milestones**   + ANZ will begin resetting inflight applications to the new Simpler Home Loan Proposition, effective Saturday 4 June. * **Simpler Switch Process Reminder**   + Reminder: ANZ’s streamlined refinance process is now live.   Click [here](http://links.ecomm.anz.com/servlet/MailView?ms=NDY4ODY4NjIS1&r=MTQxMjE2MDg5MjMyNwS2&j=MjI0Mjg0MzMxMAS2&mt=1&rt=0) to learn more about ANZ updates |
|  | Aussie Select |  |
|  | Aussie Activate |  |
|  | Aussie Elevate |  |
|  | Aussie Asset Finance |  |
| 30 – May | Bankwest | * **A simplified Valuation Tool**   + We’ll now ask you for some additional customer information upfront, to save time later.   + Based on this additional information, the tool will suggest the most appropriate valuation type to meet your customer’s needs.   + Once you’ve completed the Automated Valuation Model (AVM), you’ll have access to a downloadable PDF version to attach to your customers’ application.   + If a full valuation is recommended, you can now request this within the tool. * **Changes to Fixed Rate Home Loans**   + We have increased the timeframe in which you can complete a variable roll reprice request for customers nearing the end of their fixed rate term. Effective Friday 3 June 2022, you will have 60 days (increased from 30 days) prior to the fixed term expiry to plan ahead and help find your customers a better rate.   + If your customer wishes to re-fix their home loan after their existing fixed term ends, you have 30 days prior to their existing fixed term expiry to complete a new pricing request. * **In the coming weeks, we will be letting your customers know about changes to their Complete / Standard Fixed Rate Home Loan T&Cs which become effective from Thursday 1 December 2022. These include:**   + The “Excess Repayment” fee will be removed for these products. This means customers will not be penalised for depositing extra repayments over $10k p.a. into their Fixed Rate home loan account.   + The redraw facility will be removed on all new and existing Fixed Rate Home Loan Products.   Click [here](https://view.edm.bankwest.com.au/?qs=3d08a585b8107498733046f3212ec2629ae68c779f4684a02dabda754510cfd49aff18a459987e7bd97bfcf396694cd0b50d32a81f6eea722ed2cddfed11343b4096356aaefeb7ab14f4aa4def6458bf) to learn more about Bankwest updates |
| 1 – Jun | * **Bankwest Market Update**   + Bankwest will no longer accept new applications or offer new Small Business Banking products to customers. We will also cease to accept trust home loans from this date   + Commercially accredited Brokers in WA will be able to continue to offer products and services to our customers who have an existing Business Banking Relationship Manager and who continue to meet our usual Relationship Management criteria. Typically, these clients have business lending needs above $1M.   + At this time, there is no announcement regarding existing customers transitioning to CBA and Bankwest will continue to support their existing Banking needs.   + Bankwest will continue to progress applications currently in pipeline through existing channels.   + Bankwest will cease accepting new Commercial accreditations from Wednesday 1st June 2022. |
| 31 – May | BOQ | * Updated security release form |
| 3 – Jun | Commonwealth Bank | * **Fixed Rate Change Update**   + The changes are effective for new customers and existing customers applying for or switching to a Fixed Rate home loan, both with and without Mortgage Advantage (MAV) package rates, from today, Friday 3 June 2022.   + **New Applications**     - We will automatically process new applications submitted on and from today, Friday 3 June, at the new interest rates.     - Loans that fund on and from today, Friday 3 June, will automatically receive the new rates and any approved discounts if the customer did not choose to Rate Lock their loan.   + **Switches, Splits and Refixes**     - All eligible customers can split their home loan between Standard Variable and Fixed Rate products in the home loan splitting tool in NetBank and the CommBank app.     - For information on the applicable interest rates for switches, splits and refixes, see the CommBroker Switching (or Splitting) Loans and Process page.   Click [here](https://ecomms.cba.com.au/rv/ff00922b3092e2f2a0171affed44ac7dbb4ccc2d) to learn more about Commonwealth Bank updates |
|  | HSBC |  |
| 1 – Jun | Heritage Bank | * Updated Form: Financial Services Guide |
| 1 – Jun | HomeStart | * **Advance notification - interruption to Tracker**   + HomeStart will be undertaking system updates on Wednesday 1 June 2022. This will impact your ability to use Tracker between 7:30pm - 8:30pm whilst the updates are in progress. This update will not affect the HomeStart broker website. |
| 2 – Jun | * **Wyatt Loan and Maximum Loan Amount**   + **Wyatt Loan**     - Since 2008 HomeStart has offered the Wyatt Loan, which is an interest free loan of up to $10,000 to help customers with the home deposit or fees and charges.     - **HomeStart are thrilled to announce improvements to the Wyatt Loan, which could help more people to achieve home ownership. From Thursday, 2 June 2022, the following will apply:**       * Maximum borrowing amount will increase to $12,000       * Household income eligibility levels have increased   + **Maximum Loan Amount**     - HomeStart are always looking for new ways brokers can help more people onto the property ladder. Given the movements in the South Australian property market, HomeStart have increased the maximum loan amount from $750,000 to $950,000, providing you greater flexibility to help even more homebuyers to buy the home they want. |
| 30 – May | ING | * **Extension of ING’s $3000 Home Loan Cashback Offer and Turnaround days at 2 days**   + $3,000 cashback offer for eligible new refinance applications has been extended until 31 July 2022.   + **Here are some key conditions of the offer:**   + Effective for applications received by ING between 1 July 2021 and 31 July 2022.   + Only available for the refinance of an existing home loan from another lender which settles by 31 October 2022 and excludes refinances of existing ING loans.   + For any ING home loan products with a minimum loan amount of $500,000 and LVR less than or equal to 80%.   + **Limited to one $3,000 refinance cashback per application irrespective of the number of:**     - Properties or borrowers included on the application or loan accounts that are being opened through the refinance.     - Available for applicants who hold an Orange Everyday account in the same   + Name(s) as the new loan. If the applicant does not hold an Orange Everyday account in the same name(s) as the new loan, it must be opened before the cashback is paid (which takes place within 70 days of settlement).   + Full offer details could be found [here](https://broker.ing.com.au/home-loans.html) |
| 1 – Jun | Keystart | * **Keystart Broker Update**   + **Income Limits & Pilbara Property Price**     - The income limits for couples purchasing a property in the metro and regional area will now be aligned with the family’s income limit of $155,000. The maximum property purchase price in the Pilbara has increased to $750,000. |
| 31 – May | Liberty |  |
|  | Macquarie |  |
|  | ME Bank |  |
|  | MyState Bank |  |
| 30 – May | NAB | * **Important debt-to-income and serviceability changes, changes for self-employed customers, making borrowing easier for medical professionals**   + **Important debt-to-income and serviceability changes this month**     - On Saturday 21 May 2022, NAB home lending policy will change and our current DTI threshold will decrease from 9 times to 8 times.   + **Using most recent year financials for self-employed customers**     - From Monday 23 May 2022, you’ll be able to use the most recent year’s financial information for assessment, where this is a sustainable reflection of future performance.   + **Making it easier for medical professionals to borrow**     - **From Monday 16 May, the following changes apply for medical professionals.**     - Medical professionals can have LMI waived for owner occupied loans up to 95% LVR (Loan to Value Ratio), up from 90% (high risk postcode and investor interest only   restrictions still apply).   * + - Pharmacists have been added to the list of eligible medical practitioners.   + **Enhancements to ApplyOnline in May**     - Improvements to repayment at retirement     - Two new mandatory questions within the Applicants tab     - Contact type field will be mandatory for you to complete     - If an applicant’s Marital Status appears as ‘Other’, you will be asked to update     - the response     - The 'Limit' field within the Financial Position tab will be mandatory   Click [here](https://view.e.nabbroker.com.au/?qs=86ae5e967e6b49baa18dc4ca57a3ebe655f4f7efb1d5c112229dd9c4ae241d919461745958ec3ada40ee69144b18247c3a55a535f0f03ec46945681f4b15a08f01b1e83481b16764dc804b917b2ce1918d3fd5880dbede03) to learn more about NAB updates |
| 1 – Jun | P&N Bank | * Variable Rate Interest Changes |
|  | Pepper Money |  |
|  | St. George, Bank of Melbourne, BankSA |  |
|  | Suncorp |  |
|  | Virgin Money |  |
|  | Westpac |  |