

Important changes to our rates.



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Rate alert



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Hi,

At St.George, we're keeping you up to date with the latest changes to our interest rates, including:

- A decrease to our Basic Home Loan interest rates by increasing the promotional discount.

Rate changes

We're changing our Basic Home Loan 'life of loan' promotional discount

From today, **10 October 2022**, we're decreasing the following interest rates by increasing the 'life of loan' promotional discount by 0.05% p.a.

- Basic Home Loan Owner Occupier (Principal & Interest repayments¹).
- Basic Home Loan Owner Occupier (Interest Only repayments²).
- Basic Home Loan Residential Investment (Principal & Interest repayments³).
- Basic Home Loan Residential Investment (Interest Only repayments⁴).

Reminder: the 'Loan-to-Value Ratio' (LVR) pricing structure change is effective from today **10 October 2022**. For details on the LVR change, please refer to the communication previously sent on 16 September.

The Basic Home Loan rates quoted below **do not** include any LVR discount and margins.

See table below for full details of the change.

Basic Home Loan Promotional Rate changes

'Life of loan' promotional rate	Old Promotional Rate (% p.a.)	Change (% p.a.)	New Promotional Rate (% p.a.)	New Promotional Comparison Rate* (% p.a.)
Owner Occupier Principal & Interest ¹	4.24	-0.05	4.19	4.20
Owner Occupier Interest Only ²	5.44	-0.05	5.39	5.40
Residential Investment Principal & Interest ³	4.49	-0.05	4.44	4.45
Residential Investment Interest Only ⁴	4.84	-0.05	4.79	4.80

Please note: the above rates **exclude** any Basic loan discount, or any applicable LVR⁷ discount or margin.

Important details on Basic Home Loan Promotional Rates:

- Effective today, new home loan applications submitted from **10 October 2022** will receive the above new 'life of loan' promotional interest rate.
- For applications submitted before **10 October 2022**, the previous 'life of loan' promotional rate at the date of submission will apply.
- Existing home loan customers will not be impacted by this change. They will continue to receive the applicable introductory or promotional discounts applied at the start of their loan.

All current St.George interest rates are on our [Home Loan interest rates page](#).

You've got questions? We've got time to talk.



Visit stgeorge.com.au/brokers



Call [1300 137 532](tel:1300137532)

Thanks,

Your St.George team



Things you should know

Credit criteria, fees and charges apply. Terms & conditions available at stgeorge.com.au/brokers. Based on St.George Bank's credit criteria, residential lending is not available for Non-Australian resident borrowers.

¹ **Basic Home Loan Promotional Principal and Interest Rate:** This offer is only available for new Owner Occupier Basic Home Loan applications with Principal and Interest repayments received from 10/10/2022. Rate includes 2.04% p.a. discount for the life of the loan. Excludes internal refinances and switches within the Westpac Group, which includes

Westpac, St.George, Bank of Melbourne, BankSA and RAMS. This offer may be withdrawn at any time. Interest rates subject to change.

² **Basic Home Loan Promotional Interest Only Rate:** This offer is only available for new Owner Occupier Basic Home Loan applications with Interest Only repayments received from 10/10/2022. Rate includes 1.43% p.a. discount for the life of the loan. Excludes internal refinances and switches within the Westpac Group, which includes Westpac, St.George, Bank of Melbourne, BankSA and RAMS. This offer may be withdrawn at any time. Interest rates subject to change.

³ **Residential Investment Basic Principal and Interest Promotional Rate:** This offer is only available for new Residential Investment Basic Home Loan applications with Principal and Interest repayments received from 10/10/2022. Rate includes 2.35% p.a. discount applied for the life of the loan. Excludes internal refinances and switches within the Westpac Group, which includes Westpac, St.George, Bank of Melbourne, BankSA and RAMS. This offer may be withdrawn at any time. Interest rates subject to change.

⁴ **Residential Investment Basic Interest Only Promotional Rate:** This offer is only available for new Residential Investment Basic Home Loan applications with Interest Only repayments received from 10/10/2022. Rate includes 2.29% p.a. discount applied for the life of the loan. This offer may be withdrawn at any time. Excludes internal refinances and switches within the Westpac Group, which includes Westpac, St.George, Bank of Melbourne, BankSA and RAMS. Interest rates subject to change.

* The comparison rate is based on a loan of \$150,000 over a term of 25 years. **WARNING:** This comparison rate is true only for the examples given and may not include all fees and charges. Different terms, fees or other loan amounts might result in a different comparison rate.

⁷ **LVR** stands for the initial loan to value ratio at loan approval. LVR is the amount of your loan compared to the Bank's valuation of your property offered to secure your loan expressed as a percentage. Home loan rates for new loans are set based on the initial LVR and won't change during the life of the loan as the LVR changes.

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