

<b>Product Name (RS48):</b>	<b>Buildstore Self-Build Mortgage Scheme Extension to complete the build (Existing self build customers only)</b>
<b>Maximum Loan to Value (LTV)</b>	<ul style="list-style-type: none"> <li>For loans up to £600,000, during construction 85% of land cost or build cost subject to a maximum final LTV of 80% of the completed property value.</li> <li>For loans over £600,000, during construction 75% of land cost or build cost subject to a maximum final LTV of 70% of the completed property value.</li> </ul>
<b>Initial Interest Rate:</b>	<b>4.75%</b> (0.74% discount from our Standard Variable Rate for 1 year).
<b>Followed by our Standard Variable Rate thereafter, currently:</b>	<b>5.49%</b> (The Society's Standard Variable Rate is set by its Board of Directors)
<b>The Overall Cost for Comparison is:</b>	<b>5.6% APRC</b>
<b>Interest Calculated:</b>	Daily

<b>Product Criteria (All Mortgages are subject to status meeting our current criteria)</b>			
<b>Age</b>	Minimum - 21	<b>Minimum Loan</b>	£100,000
<b>Term</b>	Minimum - 1 year Maximum - 40 Years	<b>Maximum Loan</b>	£1,000,000 inclusive of fees (Maximum Loan amounts vary by LTV, please refer to our current criteria for details)

<b>Availability and Suitability</b>
Available for existing Chorley Building Society mortgage customers with a self build mortgage secured against their property, who require a product scheme extension to complete their build. This type of product may be suitable if you do not mind your payments varying as interest rates change.

<b>Repayment Type</b>
Interest only payments are permitted during the build phase. On the final release of funds or after 3 years, whichever is soonest, the mortgage will revert to a capital and interest repayment basis. If an interest only repayment type is required for the remainder of the mortgage term, this is permitted subject to meeting our interest only criteria.

<b>Fees</b>	
<b>Mortgage Exit Administration Fee</b>	£75.00 (paid on redemption).

<b>Additional Information</b>	
<b>Early Repayment Charge</b>	No Early repayment charge on this product
<b>Overpayments</b>	The Society will allow overpayments of up to 10% of the capital balance per annum without invoking an early repayment charge.
<b>Portability</b>	You cannot keep this mortgage should you move to a new property. This mortgage is not portable.
<b>Representative Example:</b>	<p>The following is a representative example based on an interest only mortgage of £174,721.00 over 25 years initially on a discount rate of 4.75% for three years followed by our standard variable rate of 5.49% would require an initial payment of £896.24 then 11 monthly payments of £691.60 and 264 payments of £799.40. You will then be required to pay the capital £174,721.00 at the end of the term.</p> <p>The total amount payable would be £413,552.04 made up of the loan amount, plus interest of £238,731.04 and the following costs a Funds Transfer Fee (£25), mortgage exit administration fee (£75.00).</p> <p>The overall cost for comparison is 5.6 % APRC representative.</p> <p>Note: What you will pay may vary from this and will depend on your personal circumstances.</p>

**This is a limited issue and the Society reserves the right to withdraw this scheme without notice at any time.**

**YOUR MORTGAGE IS SECURED ON YOUR HOME. YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE.**

The Chorley and District Building Society - A member of the Building Societies Association. Shares & Deposits in the Society are Trustee Investments.

Authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority. Registered on the Financial Services Register under number 206023.

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Your telephone conversations with the Society may be recorded. This is to help the Society to improve customer service and to offer additional security. Calls and electronic communications may also be monitored for staff training.