

Linden Homes Deposit Assist Scheme

Terms & Conditions

Our Deposit Assist* Scheme is designed to help you find a large enough deposit to secure a mortgage and buy the Linden home you need.

We understand that you'll have lots of questions to ask in order to fully understand the **Deposit Assist*** scheme and be confident that it's right for you. To help you get started we've outlined the terms & conditions under the scheme to answer your questions and help you make your decision.

Your questions answered

1. This scheme is only available on selected Linden Homes developments in England and Wales, and is available on houses only.
2. Buyers will need to be financially qualified by our independent financial advisors, New Homes Mortgage Helpline (NHMH).
3. Hitachi Capital (UK) PLC ("Hitachi") provides an interest bearing loan regulated by the Consumer Credit Act 1974 to qualifying Buyers of new Linden homes.
4. The interest payable by Buyers under the scheme is 5.9% APR (Representative) or such other rate as Hitachi may advertise from time to time.
5. The interest rate payable is fixed for the term of the loan.
6. The repayment term of the loan shall be 12 years and Buyers shall be permitted to make over-payments throughout the term without restriction or penalty.
7. Qualifying Buyers receive a loan of between £5,000 and £50,000 from Hitachi. The actual loan amount will depend on Hitachi's lending criteria and cannot exceed 15% of the purchase price of the new Linden home.
8. Buyers must have a minimum 5% deposit in addition to the sum loaned by Hitachi.
9. The Buyer's intention of taking advantage of this scheme must be disclosed at the time of reserving a Linden home and before any discount is applied.
10. The Buyer must use Legal Marketing Services Limited (or such other panel of legal conveyancers as Hitachi may from time to time appoint) for the purchase of the new Linden home.
11. The loan is paid by Hitachi to LMS for legal completion and the loan cannot be used for any purpose whatsoever other than for the Buyer to purchase the new Linden home.
12. This scheme can only be used in conjunction with select Linden Homes offers and schemes.
13. The scheme is available on residential purchases only and is not available on buy to let properties.
14. Buyers must sign a credit agreement with Hitachi.
15. Hitachi terms and conditions apply to the loan.
16. Buyers must be over 18 years of age, UK residents and derive an income from employment, self employment or a pension.

Linden Homes General Terms & Conditions

*Subject to status and Deposit Assist Terms & Conditions. Available on selected homes only. Unsecured loan amount will be subject to financial qualification and affordability criteria. Linden Homes reserve the right to withdraw or alter any of these offers at any time prior to the payment of a reservation fee.

These terms and conditions do not affect your statutory rights.

YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE

Linden Homes is part of the Galliford Try Group
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