



Alt Doc Construction

Build on your terms with alt doc loan opportunities up to \$5m.

Designed for company and corporate trust borrowers, Assetline Capital's Alt Doc Construction provides funding up to \$5m for the construction of houses, duplexes, low-medium density apartments and townhouses.

KEY PRODUCT FEATURES

- No presales required
- Nil repayments until maturity
- Max. loan term of 18 months
- Max. LVR of 70% on project end value
- No servicing required
- No monthly capital repayments
- Flexible draw downs
- Deposit release flexibility
- Metro (non-metro considered)

DOCUMENTS REQUIRED FOR DUE DILIGENCE (DD)

FROM DEVELOPER

Required for Credit DD

- Application form & individual asset and liability statement for all guarantors
- 100 points of ID for all guarantors
- Executed contract of sale (if applicable)
- Latest land and council rates notice for all securities
- Certified accountant/solicitor letter (GST application & pre-sales)
- Schedule of finishes, fittings and inclusions

Required for Construction DD

- Relevant council planning/building permits
- Full set of approved plans and documentation
- Signed copy of head contract between builder and developer (Including milestone payments)
- Construction costs spent to date (if applicable)

FROM BUILDER

Required for Credit DD

- Financial capability statement from a certified accountant

Required for Construction DD

- Construction programme in A1 (one sheet) or list of milestone dates
- Copy of all relevant insurances outlined by lender
- ATO portal
- CV and past projects - Client reference letter on previous projects
- All certificates of works to date (i.e. structural and land surveyor sign off) – if applicable

HOW IT WORKS

