

# Choosing an eligible property

Macquarie Property Lever will fund up to 55% of the property value of an eligible property. Criteria for acceptable properties have been designed to ensure the purchased property meets certain quality, liquidity, and marketability hurdles. The criteria for purchasing an eligible property are:

**Acceptable Titles**

- Freehold Torrens Title
- Strata Torrens Title
- Qualified Torrens Title
- Old System Title
- Leasehold property in the ACT only with a lease term of a minimum of 30 years

**Acceptable Securities**

- Residential housing
- Residential zoning
- Residential strata home unit with at least one bedroom having floor area no less than 50m<sup>2</sup> (40m<sup>2</sup> will be considered in high demand and capital city locations)
- Serviced apartments having floor area no less than 40m<sup>2</sup>
- University apartments having floor area no less than 40m<sup>2</sup>
- Studio apartments/Bed sitters having floor area no less than 40m<sup>2</sup>

**Unacceptable Securities**

- Vacant land
- Leasehold property under national parks & wildlife authority (e.g land in Thredbo or Kosciuszko)
- Rural property, or property allotments in sparsely populated areas
- Company Title
- Commercial or industrial zoned property
- Stand alone 2nd mortgage securities i.e. no first registered mortgage
- Partially completed properties
- Relocatable homes
- Unique or limited appeal properties
- Properties from which 'holiday letting' is undertaken
- Off the plan purchases. Including properties subject to extended settlement periods (i.e. greater than 120 days)

The initial assessment will identify the property by zoning and title. Approval of acceptable properties will be at the Bank's discretion at all times.

Formal approval of your application will be subject to Macquarie Property Lever standard assessment criteria.