

# selfemployed

## Intermediary Guide

We have devised a simple and effective approach to assessing applicant affordability.

### Highlights:

- Up to 85% LTV if over 24 months' trading time (80% LTV maximum if 12 – 24 months' trading)
- Minimum trading time 12 months
- We'll consider multiple sources of income for self employed applicants, taking 100% of all self employed income
- We'll consider dividends and retained profits
- Most of the demographic data we use to assess affordability is electronically obtained
- This key information allows brokers to spend less time inputting data.

### Income and Verification:

Self Employment Type	Income Considered	Trading Time	
		12-24 months Max 80% LTV	More than 24 months Max 85% LTV
Sole Trader OR Contractor	Profit	Most recent year's certified accounts OR SA302	Last 2 years' certified accounts OR Last 2 years' SA302
Partnership	Share of profit (Distributed & retained profit)*	OR Accountant's certificate	OR Accountant's certificate
Limited Company	Share of profit (Dividend & retained profit)*	OR <b>*NEW* Tax Calculation with corresponding Tax Year Overview</b>	OR <b>*NEW* Tax Calculation with corresponding Tax Year Overview</b>

\*We will consider any salary paid in addition to share of profit (appropriate evidence required)

### Eligibility:

Employment Type	
Contract Worker	Contract workers considered if 6 months of continuous service completed and 6 months of contract to run (not necessarily with same employer). In addition, we require 3 months' payslips and 3 months' bank statements
Self Employed	Minimum trading time 12 months. Verified using latest certified accounts OR SA302 OR Accountant's certificate (ACA/FCA, ACCA/FCCA, ACCIMA/FCIMA, CIPFA, ACMA qualification accepted). In addition we require – 3 months' personal bank statements & latest month's business bank statement

FOR INTERMEDIARY USE ONLY.

The Mortgage Lender Limited is authorised and regulated by the Financial Conduct Authority (Financial Services Firm Reference Number 707058).  
Registered in England & Wales as company number 9280057. Registered office address: Fifth Floor, 100 Victoria Street, Bristol BS1 6HZ.