

# IT'S TIME TO COME TO KENSINGTON

4 December 2024



## RESIDENTIAL CREDIT HISTORY

Criteria	Flexi Fixed for Term	Select	Core	Resi 12	Resi 6
<b>Ranges</b>	Flexi Fixed for Term	Select Residential, eKo, Tracker, Hero, Professionals, Shared Ownership, Own New Rate Reducer	Core Residential, Help to Buy Remortgage, Help to Buy Wales, Right to Buy	Resi 12	Resi 6
<b>Defaults acceptable (if older than)</b>	36 months	36 months No limit on number or value	24 months No limit on number or value	0 in 12 months. 1 in last 24 months. Max of £1,500	0 in 6 months 1 in last 24 months Max of £1,500
<b>Secured loan / Rent arrears acceptable (if older than)</b>	36 months	36 months	24 months	0 in 12 months. Worst status 1 in 24 months	0 in 3 months. Worst status 1 in 24 months
<b>CCJs (unsatisfied CCJ's will be accepted at the underwriters discretion)</b>	Satisfied CCJs acceptable if older than 72 months	36 months. 72 months for loans over 90% LTV. No limit on number or value	24 months No limit on number or value	0 in 12 months (registered) 1 in last 24 months. Max of £1,000	0 in 6 months (registered) 1 in last 24 months. Max of £1,000
<b>Unsecured credit arrears acceptable if accounts now up to date</b>	Max status of 0 in last 24 months	Max status of 2 in last 12 months	Max status of 2 in last 12 months	Max status of 2 in last 12 months	No max status. Last 6 months of payments must have been made
<b>Debt management plans (DMPs) acceptable with a track record of</b>	None / not acceptable	12 months	12 months	12 months	12 months
<b>No payday loans, taken out within the last</b>	24 months	12 months	12 months	12 months	6 months

## BUY TO LET CREDIT HISTORY

Criteria	Prime	Core
<b>Ranges</b>	Buy to Let - including Limited Company, eKo, HMO/MUB	Buy to Let - including Limited Company, HMO/MUB, eKo, Tracker
<b>Minimum property value</b>	£150,000	£100,000
<b>Defaults acceptable (if older than)</b>	36 months	24 months
<b>Secured loan / Rent arrears acceptable (if older than)</b>	36 months	24 months
<b>CCJs (unsatisfied CCJ's will be accepted at the underwriters discretion)</b>	72 months	24 months
<b>Unsecured credit arrears acceptable if accounts now up to date</b>	None in last 12 months	Max status of 2 in last 12 months
<b>Debt management plans (DMPs) acceptable with a track record of</b>	Cannot actively be in a DMP, must have been closed over 12 months ago	12 months
<b>No payday loans, taken out within the last</b>	12 months and cannot actively be in a payday loan	12 months

**Important bankruptcy update:** We can accept customers that have not been, in last 6 years, subject to proceedings for Bankruptcy/ Sequestration or an Individual Voluntary Arrangement (IVA) / Protected Trust Deed and/or Debt Arrangement Scheme (DAS) and must be satisfied/discharged and no longer showing on credit bureau.

**Communication/Insurance/Bank Account and utility defaults:** We don't take into account Communication/Insurance defaults. Utility defaults cannot exceed £250 per application. Bank Account defaults/arrears subject to underwriter discretion except on BTL Prime, where bank account defaults/arrears will not be accepted, including unauthorised overdrafts and bounced DDM/cheque.

[www.kensingtonmortgages.co.uk/intermediaries](http://www.kensingtonmortgages.co.uk/intermediaries)

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