



Limited Company Buy to Let Product Guide

March 2026

- **Broad range & better service**
- **Rates starting at 4.29% & dedicated Case Owner from application to offer**
- **Manual underwriting by a team of skilled decision makers**

Version 2.0

Aimed at Professional intermediaries only; not for public distribution. UK Mortgage Lending Ltd (UKMLL) t/a Pepper Money is authorised and regulated by the Financial Conduct Authority (FCA) under registration number 710410 as a provider of regulated mortgages. The FCA does not regulate our Buy to Let mortgages. UKMLL is a member of the Finance and Leasing Association and follows its Lending Code as a provider of second charge regulated mortgages.

Registered Office: 4 Capital Quarter, Tyndall Street, Cardiff, CF10 4BZ. Registered in England and Wales under Company Number 08698121. Calls may be monitored or recorded for training, compliance and evidential purposes.



Highlights of our wide ranging criteria

Company Details

- Company must be registered
- Account has not been frozen
- Company must be active
- No current adverse credit history registered against the company
- No disqualified directors
- All directors must be natural persons
- No debentures present
- No minimum trading period

CCJs

- Don't need to be satisfied
- No value limit
- Can be registered as recently as 12 months ago

Defaults

- Don't need to be satisfied
- No value limit
- Can be registered as recently as 12 months ago
- On Pepper 36 products we will ignore 1 individual defaults (per application) up to and including £200.00 each where these defaults relate to utilities, communications or mail order providers. We will ignore 2 individual defaults (per application) for Pepper 24, 18, and 12 products, up to and including £200.00 each

No Credit Scoring

- We don't credit score to make decisions
- We don't credit score to determine product selection. What you see is what you get
- Manual underwriting by a team of skilled decision makers

Capital Raising

- To our maximum LTV's for most legal purposes
- Debt consolidation to maximum LTV's

EPC Ratings Accepted

- For Buy to Let: EPC A - C at 80% LTV, EPC D at 75% LTV and EPC E at 70% LTV
- For HMO: EPC A - D accepted to 75% LTV and EPC E at 70%

Portfolio Landlords

- Portfolio landlords accepted
- See our criteria guide for full details

SIC code must be

- 68100
- 68201
- 68209
- 68320

Interest Only

- Across the entire range
- Max 80% LTV for BTL, and 75% for HMO

Borrow more

- 125% standard Ltd Co, 140% for Ltd Co HMOs. Calc. on 5 year fixed rates

Pepper48 Light - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 48 months and who have never had a CCJ

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	Free Valuation	EPC A-E	70%	5.77%	** £1,995 / £2,995	5.77%	4.00%	L51271
	Free Valuation	EPC A-D	75%	5.92%	** £1,995 / £2,995	5.92%	4.25%	L51272
	Free Valuation	EPC A-C	80%	6.27%	** £1,995 / £2,995	6.27%	4.50%	L51273
	-	EPC A-E	70%	4.64%	7.00%	4.64%	4.00%	L51274
	-	EPC A-D	75%	4.79%	7.00%	4.79%	4.25%	L51275
	-	EPC A-E	70%	5.04%	5.00%	5.04%	4.00%	L51276
	-	EPC A-D	75%	5.19%	5.00%	5.19%	4.25%	L51277
	-	EPC A-C	80%	5.54%	5.00%	5.54%	4.50%	L51278
	Free Valuation	EPC A-E	70%	5.93%	£995	5.93%	4.00%	L51279
	Free Valuation	EPC A-D	75%	6.08%	£995	6.08%	4.25%	L51280
	Free Valuation	EPC A-C	80%	6.43%	£995	6.43%	4.50%	L51281
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code	
2 Years	-	EPC A-E	70%	4.49%	4.00%	10.25%	4.00%	L20439	
	-	EPC A-D	75%	4.64%	4.00%	10.50%	4.25%	L20440	
	-	EPC A-C	80%	4.99%	4.00%	10.75%	4.50%	L20441	
	-	EPC A-E	70%	5.49%	2.00%	10.25%	4.00%	L20442	
	-	EPC A-D	75%	5.64%	2.00%	10.50%	4.25%	L20443	
	-	EPC A-C	80%	5.99%	2.00%	10.75%	4.50%	L20444	
	Free Valuation	EPC A-E	70%	6.21%	£995	10.25%	4.00%	L20445	
	Free Valuation	EPC A-D	75%	6.36%	£995	10.50%	4.25%	L20446	
	Free Valuation	EPC A-C	80%	6.71%	£995	10.75%	4.50%	L20447	
	ERC:	3%,2%							

Application fee = £150
 *For Free Valuation products: One free standard valuation for properties valued up to £500,000. For properties over £500,000 the valuation is payable.

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper48 Light Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	None or 0 registered in 48 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 48 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Suitable for customers that haven't had a CCJ or Default in the last 48 months

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	Free Valuation	EPC A-E	70%	5.82%	** £1,995 / £2,995	5.82%	4.00%	L51282
	Free Valuation	EPC A-D	75%	5.97%	** £1,995 / £2,995	5.97%	4.25%	L51283
	Free Valuation	EPC A-C	80%	6.32%	** £1,995 / £2,995	6.32%	4.50%	L51284
	-	EPC A-E	70%	4.69%	7.00%	4.69%	4.00%	L51285
	-	EPC A-D	75%	4.84%	7.00%	4.84%	4.25%	L51286
	-	EPC A-E	70%	5.09%	5.00%	5.09%	4.00%	L51287
	-	EPC A-D	75%	5.24%	5.00%	5.24%	4.25%	L51288
	-	EPC A-C	80%	5.59%	5.00%	5.59%	4.50%	L51289
	Free Valuation	EPC A-E	70%	5.98%	£995	5.98%	4.00%	L51290
	Free Valuation	EPC A-D	75%	6.13%	£995	6.13%	4.25%	L51291
Free Valuation	EPC A-C	80%	6.48%	£995	6.48%	4.50%	L51292	
ERC:	4%,4%,3%,3%,2%							

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	4.54%	4.00%	10.25%	4.00%	L20448
	-	EPC A-D	75%	4.69%	4.00%	10.50%	4.25%	L20449
	-	EPC A-C	80%	5.04%	4.00%	10.75%	4.50%	L20450
	-	EPC A-E	70%	5.54%	2.00%	10.25%	4.00%	L20451
	-	EPC A-D	75%	5.69%	2.00%	10.50%	4.25%	L20452
	-	EPC A-C	80%	6.04%	2.00%	10.75%	4.50%	L20453
	Free Valuation	EPC A-E	70%	6.26%	£995	10.25%	4.00%	L20454
	Free Valuation	EPC A-D	75%	6.41%	£995	10.50%	4.25%	L20455
	Free Valuation	EPC A-C	80%	6.76%	£995	10.75%	4.50%	L20456
	ERC:	3%,2%						

Application fee = £150
 *For Free Valuation products: One free standard valuation for properties valued up to £500,000. For properties over £500,000 the valuation is payable.

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper48 Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 48 months
Default:	None or 0 registered in 48 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 48 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

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Pepper36 Light - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 36 months and who have never had a CCJ

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	Free Valuation	EPC A-E	70%	5.97%	** £1,995 / £2,995	5.97%	4.00%	L51317
	Free Valuation	EPC A-D	75%	6.12%	** £1,995 / £2,995	6.12%	4.25%	L51318
	Free Valuation	EPC A-C	80%	6.42%	** £1,995 / £2,995	6.42%	4.50%	L51319
	-	EPC A-E	70%	4.84%	7.00%	4.84%	4.00%	L51320
	-	EPC A-D	75%	4.99%	7.00%	4.99%	4.25%	L51321
	-	EPC A-E	70%	5.24%	5.00%	5.24%	4.00%	L51322
	-	EPC A-D	75%	5.39%	5.00%	5.39%	4.25%	L51323
	-	EPC A-C	80%	5.69%	5.00%	5.69%	4.50%	L51324
	Free Valuation	EPC A-E	70%	6.13%	£995	6.13%	4.00%	L51325
	Free Valuation	EPC A-D	75%	6.28%	£995	6.28%	4.25%	L51326
	Free Valuation	EPC A-C	80%	6.58%	£995	6.58%	4.50%	L51327
ERC:	4%,4%,3%,3%,2%							

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code	
2 Years	-	EPC A-E	70%	4.79%	4.00%	10.25%	4.00%	L20471	
	-	EPC A-D	75%	4.94%	4.00%	10.50%	4.25%	L20472	
	-	EPC A-C	80%	5.24%	4.00%	10.75%	4.50%	L20473	
	-	EPC A-E	70%	5.79%	2.00%	10.25%	4.00%	L20474	
	-	EPC A-D	75%	5.94%	2.00%	10.50%	4.25%	L20475	
	-	EPC A-C	80%	6.24%	2.00%	10.75%	4.50%	L20476	
	Free Valuation	EPC A-E	70%	6.51%	£995	10.25%	4.00%	L20477	
	Free Valuation	EPC A-D	75%	6.66%	£995	10.50%	4.25%	L20478	
	Free Valuation	EPC A-C	80%	6.96%	£995	10.75%	4.50%	L20479	
	ERC:	3%,2%							

Application fee = £150
 *For Free Valuation products: One free standard valuation for properties valued up to £500,000. For properties over £500,000 the valuation is payable.

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper36 Light Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 36 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 36 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

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Suitable for customers that haven't had a CCJ or Default in the last 36 months

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	Free Valuation	EPC A-E	70%	6.02%	** £1,995 / £2,995	6.02%	4.00%	L51328
	Free Valuation	EPC A-D	75%	6.17%	** £1,995 / £2,995	6.17%	4.25%	L51329
	Free Valuation	EPC A-C	80%	6.47%	** £1,995 / £2,995	6.47%	4.50%	L51330
	-	EPC A-E	70%	4.89%	7.00%	4.89%	4.00%	L51331
	-	EPC A-D	75%	5.04%	7.00%	5.04%	4.25%	L51332
	-	EPC A-E	70%	5.29%	5.00%	5.29%	4.00%	L51333
	-	EPC A-D	75%	5.44%	5.00%	5.44%	4.25%	L51334
	-	EPC A-C	80%	5.74%	5.00%	5.74%	4.50%	L51335
	Free Valuation	EPC A-E	70%	6.18%	£995	6.18%	4.00%	L51336
	Free Valuation	EPC A-D	75%	6.33%	£995	6.33%	4.25%	L51337
	Free Valuation	EPC A-C	80%	6.63%	£995	6.63%	4.50%	L51338
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	4.84%	4.00%	10.25%	4.00%	L20480
	-	EPC A-D	75%	4.99%	4.00%	10.50%	4.25%	L20481
	-	EPC A-C	80%	5.29%	4.00%	10.75%	4.50%	L20482
	-	EPC A-E	70%	5.84%	2.00%	10.25%	4.00%	L20483
	-	EPC A-D	75%	5.99%	2.00%	10.50%	4.25%	L20484
	-	EPC A-C	80%	6.29%	2.00%	10.75%	4.50%	L20485
	Free Valuation	EPC A-E	70%	6.56%	£995	10.25%	4.00%	L20486
	Free Valuation	EPC A-D	75%	6.71%	£995	10.50%	4.25%	L20487
	Free Valuation	EPC A-C	80%	7.01%	£995	10.75%	4.50%	L20488
	ERC:	3%,2%						

Application fee = £150
 *For Free Valuation products: One free standard valuation for properties valued up to £500,000. For properties over £500,000 the valuation is payable.

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper36 Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 36 months
Default:	0 registered in 36 months
CCJ/Default Value:	No limit
Secured Missed Payments:	0 in 36 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper24 Light - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 24 months and who have never had a CCJ

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	6.57%	** £1,995 / £2,995	6.57%	4.00%	L51363
	-	EPC A-D	75%	6.72%	** £1,995 / £2,995	6.72%	4.25%	L51364
	-	EPC A-E	70%	5.44%	7.00%	5.44%	4.00%	L51365
	-	EPC A-D	75%	5.59%	7.00%	5.59%	4.25%	L51366
	-	EPC A-E	70%	5.84%	5.00%	5.84%	4.00%	L51367
	-	EPC A-D	75%	5.99%	5.00%	5.99%	4.25%	L51368
	-	EPC A-E	70%	6.73%	£995	6.73%	4.00%	L51369
	-	EPC A-D	75%	6.88%	£995	6.88%	4.25%	L51370
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	5.39%	4.00%	10.25%	4.00%	L20503
	-	EPC A-D	75%	5.54%	4.00%	10.50%	4.25%	L20504
	-	EPC A-E	70%	6.39%	2.00%	10.25%	4.00%	L20505
	-	EPC A-D	75%	6.54%	2.00%	10.50%	4.25%	L20506
	-	EPC A-E	70%	7.11%	£995	10.25%	4.00%	L20507
	-	EPC A-D	75%	7.26%	£995	10.50%	4.25%	L20508
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper24 Light Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 24 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 24 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper24 - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a CCJ or Default in the last 24 months

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	6.62%	** £1,995 / £2,995	6.62%	4.00%	L51371
	-	EPC A-D	75%	6.77%	** £1,995 / £2,995	6.77%	4.25%	L51372
	-	EPC A-E	70%	5.49%	7.00%	5.49%	4.00%	L51373
	-	EPC A-D	75%	5.64%	7.00%	5.64%	4.25%	L51374
	-	EPC A-E	70%	5.89%	5.00%	5.89%	4.00%	L51375
	-	EPC A-D	75%	6.04%	5.00%	6.04%	4.25%	L51376
	-	EPC A-E	70%	6.78%	£995	6.78%	4.00%	L51377
	-	EPC A-D	75%	6.93%	£995	6.93%	4.25%	L51378
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	5.44%	4.00%	10.25%	4.00%	L20509
	-	EPC A-D	75%	5.59%	4.00%	10.50%	4.25%	L20510
	-	EPC A-E	70%	6.44%	2.00%	10.25%	4.00%	L20511
	-	EPC A-D	75%	6.59%	2.00%	10.50%	4.25%	L20512
	-	EPC A-E	70%	7.16%	£995	10.25%	4.00%	L20513
	-	EPC A-D	75%	7.31%	£995	10.50%	4.25%	L20514
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper24 Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 24 months
Default:	0 registered in 24 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 24 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Suitable for customers that haven't had a Default in the last 18 months and who have never had a CCJ

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	5.54%	7.00%	5.54%	4.25%	L51387
	-	EPC A-D	75%	5.69%	7.00%	5.69%	4.50%	L51388
	-	EPC A-E	70%	5.94%	5.00%	5.94%	4.25%	L51389
	-	EPC A-D	75%	6.09%	5.00%	6.09%	4.50%	L51390
	-	EPC A-E	70%	6.83%	£995	6.83%	4.25%	L51391
	-	EPC A-D	75%	6.98%	£995	6.98%	4.50%	L51392
	-	EPC A-E	70%	6.67%	** £1,995 / £2,995	6.67%	4.25%	L51393
	-	EPC A-D	75%	6.82%	** £1,995 / £2,995	6.82%	4.50%	L51394
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	5.49%	4.00%	10.50%	4.25%	L20521
	-	EPC A-D	75%	5.64%	4.00%	10.75%	4.50%	L20522
	-	EPC A-E	70%	6.49%	2.00%	10.50%	4.25%	L20523
	-	EPC A-D	75%	6.64%	2.00%	10.75%	4.50%	L20524
	-	EPC A-E	70%	7.21%	£995	10.50%	4.25%	L20525
	-	EPC A-D	75%	7.36%	£995	10.75%	4.50%	L20526
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper18 Light Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 18 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 18 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper18 - Limited Company Buy to Let

Suitable for customers that haven't had a CCJ or Default in the last 18 months

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	5.59%	7.00%	5.59%	4.25%	L51395
	-	EPC A-D	75%	5.74%	7.00%	5.74%	4.50%	L51396
	-	EPC A-E	70%	5.99%	5.00%	5.99%	4.25%	L51397
	-	EPC A-D	75%	6.14%	5.00%	6.14%	4.50%	L51398
	-	EPC A-E	70%	6.88%	£995	6.88%	4.25%	L51399
	-	EPC A-D	75%	7.03%	£995	7.03%	4.50%	L51400
	-	EPC A-E	70%	6.72%	** £1,995 / £2,995	6.72%	4.25%	L51401
	-	EPC A-D	75%	6.87%	** £1,995 / £2,995	6.87%	4.50%	L51402
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	5.54%	4.00%	10.50%	4.25%	L20527
	-	EPC A-D	75%	5.69%	4.00%	10.75%	4.50%	L20528
	-	EPC A-E	70%	6.54%	2.00%	10.50%	4.25%	L20529
	-	EPC A-D	75%	6.69%	2.00%	10.75%	4.50%	L20530
	-	EPC A-E	70%	7.26%	£995	10.50%	4.25%	L20531
	-	EPC A-D	75%	7.41%	£995	10.75%	4.50%	L20532
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper18 Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 18 months
Default:	0 registered in 18 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 18 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper12 Light - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 12 months and who have never had a CCJ

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	5.64%	7.00%	5.64%	4.55%	L51411
	-	EPC A-D	75%	5.79%	7.00%	5.79%	4.80%	L51412
	-	EPC A-E	70%	6.04%	5.00%	6.04%	4.55%	L51413
	-	EPC A-D	75%	6.19%	5.00%	6.19%	4.80%	L51414
	-	EPC A-E	70%	6.93%	£995	6.93%	4.55%	L51415
	-	EPC A-D	75%	7.08%	£995	7.08%	4.80%	L51416
	-	EPC A-E	70%	6.77%	** £1,995 / £2,995	6.77%	4.55%	L51417
	-	EPC A-D	75%	6.92%	** £1,995 / £2,995	6.92%	4.80%	L51418
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	7.31%	£995	10.80%	4.55%	L20539
	-	EPC A-D	75%	7.46%	£995	11.05%	4.80%	L20540
	-	EPC A-E	70%	5.59%	4.00%	10.80%	4.55%	L20541
	-	EPC A-D	75%	5.74%	4.00%	11.05%	4.80%	L20542
	-	EPC A-E	70%	6.59%	2.00%	10.80%	4.55%	L20543
	-	EPC A-D	75%	6.74%	2.00%	11.05%	4.80%	L20544
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper12 Light Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 12 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 12 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper12 - Limited Company Buy to Let

LMR = 4.25%

Suitable for customers that haven't had a CCJ or Default in the last 12 months

Correct as of 15th January 2026

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	-	EPC A-E	70%	5.69%	7.00%	5.69%	4.55%	L51419
	-	EPC A-D	75%	5.84%	7.00%	5.84%	4.80%	L51420
	-	EPC A-E	70%	6.09%	5.00%	6.09%	4.55%	L51421
	-	EPC A-D	75%	6.24%	5.00%	6.24%	4.80%	L51422
	-	EPC A-E	70%	6.98%	£995	6.98%	4.55%	L51423
	-	EPC A-D	75%	7.13%	£995	7.13%	4.80%	L51424
	-	EPC A-E	70%	6.82%	** £1,995 / £2,995	6.82%	4.55%	L51425
	-	EPC A-D	75%	6.97%	** £1,995 / £2,995	6.97%	4.80%	L51426
	ERC:	4%,4%,3%,3%,2%						

Term	Free Valuation	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	-	EPC A-E	70%	7.36%	£995	10.80%	4.55%	L20545
	-	EPC A-D	75%	7.51%	£995	11.05%	4.80%	L20546
	-	EPC A-E	70%	5.64%	4.00%	10.80%	4.55%	L20547
	-	EPC A-D	75%	5.79%	4.00%	11.05%	4.80%	L20548
	-	EPC A-E	70%	6.64%	2.00%	10.80%	4.55%	L20549
	-	EPC A-D	75%	6.79%	2.00%	11.05%	4.80%	L20550
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

All single dwelling BTL Remortgages come with £350 Cashback as standard

Pepper12 Ltd Co BTL - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 12 months
Default:	0 registered in 12 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 12 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper Money | Limited Company Buy to Let Product Guide | 12

Pepper48 Light - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 48 months and who have never had a CCJ

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.13%	£995	6.13%	4.00%	LH50159
	EPC A-D	75%	6.28%	£995	6.28%	4.25%	LH50160
	EPC A-E	70%	5.97%	** £1,995 / £2,995	5.97%	4.00%	LH50161
	EPC A-D	75%	6.12%	** £1,995 / £2,995	6.12%	4.25%	LH50162
	EPC A-E	70%	4.84%	7.00%	4.84%	4.00%	LH50163
	EPC A-E	70%	5.24%	5.00%	5.24%	4.00%	LH50164
	EPC A-D	75%	5.39%	5.00%	5.39%	4.25%	LH50165
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	6.41%	£995	10.25%	4.00%	LH20125
	EPC A-D	75%	6.56%	£995	10.50%	4.25%	LH20126
	EPC A-E	70%	4.69%	4.00%	10.25%	4.00%	LH20127
	EPC A-D	75%	4.84%	4.00%	10.50%	4.25%	LH20128
	EPC A-E	70%	5.69%	2.00%	10.25%	4.00%	LH20129
	EPC A-D	75%	5.84%	2.00%	10.50%	4.25%	LH20130
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper48 Light Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	None or 0 registered in 48 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 48 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper48 - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a CCJ or Default in the last 48 months

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.18%	£995	6.18%	4.00%	LH50166
	EPC A-D	75%	6.33%	£995	6.33%	4.25%	LH50167
	EPC A-E	70%	6.02%	** £1,995 / £2,995	6.02%	4.00%	LH50168
	EPC A-D	75%	6.17%	** £1,995 / £2,995	6.17%	4.25%	LH50169
	EPC A-E	70%	4.89%	7.00%	4.89%	4.00%	LH50170
	EPC A-E	70%	5.29%	5.00%	5.29%	4.00%	LH50171
	EPC A-D	75%	5.44%	5.00%	5.44%	4.25%	LH50172
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	6.46%	£995	10.25%	4.00%	LH20131
	EPC A-D	75%	6.61%	£995	10.50%	4.25%	LH20132
	EPC A-E	70%	4.74%	4.00%	10.25%	4.00%	LH20133
	EPC A-D	75%	4.89%	4.00%	10.50%	4.25%	LH20134
	EPC A-E	70%	5.74%	2.00%	10.25%	4.00%	LH20135
	EPC A-D	75%	5.89%	2.00%	10.50%	4.25%	LH20136
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper48 Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 48 months
Default:	None or 0 registered in 48 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 48 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper36 Light - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 36 months and who have never had a CCJ

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.33%	£995	6.33%	4.00%	LH50173
	EPC A-D	75%	6.48%	£995	6.48%	4.25%	LH50174
	EPC A-E	70%	6.17%	** £1,995 / £2,995	6.17%	4.00%	LH50175
	EPC A-D	75%	6.32%	** £1,995 / £2,995	6.32%	4.25%	LH50176
	EPC A-E	70%	5.04%	7.00%	5.04%	4.00%	LH50177
	EPC A-E	70%	5.44%	5.00%	5.44%	4.00%	LH50178
	EPC A-D	75%	5.59%	5.00%	5.59%	4.25%	LH50179
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	6.71%	£995	10.25%	4.00%	LH20137
	EPC A-D	75%	6.86%	£995	10.50%	4.25%	LH20138
	EPC A-E	70%	4.99%	4.00%	10.25%	4.00%	LH20139
	EPC A-D	75%	5.14%	4.00%	10.50%	4.25%	LH20140
	EPC A-E	70%	5.99%	2.00%	10.25%	4.00%	LH20141
	EPC A-D	75%	6.14%	2.00%	10.50%	4.25%	LH20142
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper36 Light Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 36 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 36 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Suitable for customers that haven't had a CCJ or Default in the last 36 months

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.38%	£995	6.38%	4.00%	LH50180
	EPC A-D	75%	6.53%	£995	6.53%	4.25%	LH50181
	EPC A-E	70%	6.22%	** £1,995 / £2,995	6.22%	4.00%	LH50182
	EPC A-D	75%	6.37%	** £1,995 / £2,995	6.37%	4.25%	LH50183
	EPC A-E	70%	5.09%	7.00%	5.09%	4.00%	LH50184
	EPC A-E	70%	5.49%	5.00%	5.49%	4.00%	LH50185
	EPC A-D	75%	5.64%	5.00%	5.64%	4.25%	LH50186
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	6.76%	£995	10.25%	4.00%	LH20143
	EPC A-D	75%	6.91%	£995	10.50%	4.25%	LH20144
	EPC A-E	70%	5.04%	4.00%	10.25%	4.00%	LH20145
	EPC A-D	75%	5.19%	4.00%	10.50%	4.25%	LH20146
	EPC A-E	70%	6.04%	2.00%	10.25%	4.00%	LH20147
	EPC A-D	75%	6.19%	2.00%	10.50%	4.25%	LH20148
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper36 Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 36 months
Default:	0 registered in 36 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 36 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper24 Light - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 24 months and who have never had a CCJ

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.93%	£995	6.93%	4.00%	LH50187
	EPC A-D	75%	7.08%	£995	7.08%	4.25%	LH50188
	EPC A-E	70%	6.77%	** £1,995 / £2,995	6.77%	4.00%	LH50189
	EPC A-D	75%	6.92%	** £1,995 / £2,995	6.92%	4.25%	LH50190
	EPC A-E	70%	5.64%	7.00%	5.64%	4.00%	LH50191
	EPC A-E	70%	6.04%	5.00%	6.04%	4.00%	LH50192
	EPC A-D	75%	6.19%	5.00%	6.19%	4.25%	LH50193
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code	
2 Years	EPC A-E	70%	7.31%	£995	10.25%	4.00%	LH20149	
	EPC A-D	75%	7.46%	£995	10.50%	4.25%	LH20150	
	EPC A-E	70%	5.59%	4.00%	10.25%	4.00%	LH20151	
	EPC A-D	75%	5.74%	4.00%	10.50%	4.25%	LH20152	
	EPC A-E	70%	6.59%	2.00%	10.25%	4.00%	LH20153	
	EPC A-D	75%	6.74%	2.00%	10.50%	4.25%	LH20154	
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper24 Light Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 24 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 24 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper24 - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a CCJ or Default in the last 24 months

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	6.98%	£995	6.98%	4.00%	LH50194
	EPC A-D	75%	7.13%	£995	7.13%	4.25%	LH50195
	EPC A-E	70%	6.82%	** £1,995 / £2,995	6.82%	4.00%	LH50196
	EPC A-D	75%	6.97%	** £1,995 / £2,995	6.97%	4.25%	LH50197
	EPC A-E	70%	5.69%	7.00%	5.69%	4.00%	LH50198
	EPC A-E	70%	6.09%	5.00%	6.09%	4.00%	LH50199
	EPC A-D	75%	6.24%	5.00%	6.24%	4.25%	LH50200
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	7.36%	£995	10.25%	4.00%	LH20155
	EPC A-D	75%	7.51%	£995	10.50%	4.25%	LH20156
	EPC A-E	70%	5.64%	4.00%	10.25%	4.00%	LH20157
	EPC A-D	75%	5.79%	4.00%	10.50%	4.25%	LH20158
	EPC A-E	70%	6.64%	2.00%	10.25%	4.00%	LH20159
	EPC A-D	75%	6.79%	2.00%	10.50%	4.25%	LH20160
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper24 Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 24 months
Default:	0 registered in 24 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 24 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper18 Light - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 18 months and who have never had a CCJ

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	7.03%	£995	7.03%	4.25%	LH50201
	EPC A-D	75%	7.18%	£995	7.18%	4.50%	LH50202
	EPC A-E	70%	6.87%	** £1,995 / £2,995	6.87%	4.25%	LH50203
	EPC A-D	75%	7.02%	** £1,995 / £2,995	7.02%	4.50%	LH50204
	EPC A-E	70%	5.74%	7.00%	5.74%	4.25%	LH50205
	EPC A-E	70%	6.14%	5.00%	6.14%	4.25%	LH50206
	EPC A-D	75%	6.29%	5.00%	6.29%	4.50%	LH50207
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code	
2 Years	EPC A-E	70%	7.41%	£995	10.50%	4.25%	LH20161	
	EPC A-D	75%	7.56%	£995	10.75%	4.50%	LH20162	
	EPC A-E	70%	5.69%	4.00%	10.50%	4.25%	LH20163	
	EPC A-D	75%	5.84%	4.00%	10.75%	4.50%	LH20164	
	EPC A-E	70%	6.69%	2.00%	10.50%	4.25%	LH20165	
	EPC A-D	75%	6.84%	2.00%	10.75%	4.50%	LH20166	
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper18 Light Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 18 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 18 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper18 - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a CCJ or Default in the last 18 months

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	7.08%	£995	7.08%	4.25%	LH50208
	EPC A-D	75%	7.23%	£995	7.23%	4.50%	LH50209
	EPC A-E	70%	6.92%	** £1,995 / £2,995	6.92%	4.25%	LH50210
	EPC A-D	75%	7.07%	** £1,995 / £2,995	7.07%	4.50%	LH50211
	EPC A-E	70%	5.79%	7.00%	5.79%	4.25%	LH50212
	EPC A-E	70%	6.19%	5.00%	6.19%	4.25%	LH50213
	EPC A-D	75%	6.34%	5.00%	6.34%	4.50%	LH50214
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	7.46%	£995	10.50%	4.25%	LH20167
	EPC A-D	75%	7.61%	£995	10.75%	4.50%	LH20168
	EPC A-E	70%	5.74%	4.00%	10.50%	4.25%	LH20169
	EPC A-D	75%	5.89%	4.00%	10.75%	4.50%	LH20170
	EPC A-E	70%	6.74%	2.00%	10.50%	4.25%	LH20171
	EPC A-D	75%	6.89%	2.00%	10.75%	4.50%	LH20172
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper18 Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 18 months
Default:	0 registered in 18 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 18 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Pepper12 Light - Limited Company Buy to Let HMO

LMR = 4.25%

Suitable for customers that haven't had a Default in the last 12 months and who have never had a CCJ

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	7.13%	£995	7.13%	4.55%	LH50215
	EPC A-D	75%	7.28%	£995	7.28%	4.80%	LH50216
	EPC A-E	70%	6.97%	** £1,995 / £2,995	6.97%	4.55%	LH50217
	EPC A-D	75%	7.12%	** £1,995 / £2,995	7.12%	4.80%	LH50218
	EPC A-E	70%	5.84%	7.00%	5.84%	4.55%	LH50219
	EPC A-E	70%	6.24%	5.00%	6.24%	4.55%	LH50220
	EPC A-D	75%	6.39%	5.00%	6.39%	4.80%	LH50221
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code	
2 Years	EPC A-E	70%	7.51%	£995	10.80%	4.55%	LH20173	
	EPC A-D	75%	7.66%	£995	11.05%	4.80%	LH20174	
	EPC A-E	70%	5.79%	4.00%	10.80%	4.55%	LH20175	
	EPC A-D	75%	5.94%	4.00%	11.05%	4.80%	LH20176	
	EPC A-E	70%	6.79%	2.00%	10.80%	4.55%	LH20177	
	EPC A-D	75%	6.94%	2.00%	11.05%	4.80%	LH20178	
	ERC:	3%,2%						

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper12 Light Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	None
Default:	0 registered in 12 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 12 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Suitable for customers that haven't had a CCJ or Default in the last 12 months

Correct as of 15th January 2026

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
5 Years	EPC A-E	70%	7.18%	£995	7.18%	4.55%	LH50222
	EPC A-D	75%	7.33%	£995	7.33%	4.80%	LH50223
	EPC A-E	70%	7.02%	** £1,995 / £2,995	7.02%	4.55%	LH50224
	EPC A-D	75%	7.17%	** £1,995 / £2,995	7.17%	4.80%	LH50225
	EPC A-E	70%	5.89%	7.00%	5.89%	4.55%	LH50226
	EPC A-E	70%	6.29%	5.00%	6.29%	4.55%	LH50227
	EPC A-D	75%	6.44%	5.00%	6.44%	4.80%	LH50228
	ERC:	4%,4%,3%,3%,2%					

Term	EPC Ratings Accepted	LTV	Initial Rate	Comp Fee	Rental Calc.	Reversion Rates (LMR +)	Product Code
2 Years	EPC A-E	70%	7.56%	£995	10.80%	4.55%	LH20179
	EPC A-D	75%	7.71%	£995	11.05%	4.80%	LH20180
	EPC A-E	70%	5.84%	4.00%	10.80%	4.55%	LH20181
	EPC A-D	75%	5.99%	4.00%	11.05%	4.80%	LH20182
	EPC A-E	70%	6.84%	2.00%	10.80%	4.55%	LH20183
	EPC A-D	75%	6.99%	2.00%	11.05%	4.80%	LH20184
	ERC:	3%,2%					

Application fee = £150

**Loans up to and including £300,000 carry a fee of £1,995. Loans above £300,000 carry a fee of £2,995.

Pepper12 Ltd Co HMO - Credit Criteria

Credit Criteria	
CCJs:	0 registered in 12 months
Default:	0 registered in 12 months
CCJ/Default Value:	No limit
Secured /Missed Payments:	0 in 12 months (No arrears balance in last 6 months)
Bankruptcy/IVA:	Discharged > 6 years ago
Repossessions:	None in last 6 years
Debt Management Plan:	Considered if satisfied over 12 months ago

Aimed at Professional intermediaries only; not for public distribution.

Key Criteria

Applicant Details		Loan Size	
Minimum Age	21 years	Loan Size	
Maximum Age	85 years at end of term	Minimum	£25,001
Maximum Applicants	4	Maximum	<p>For Buy to Let: The maximum loan size is £2 million within the following LTV limits:</p> <ul style="list-style-type: none"> • Up to £750,000 available to 80% LTV • Up to £1 million available to 75% LTV • Up to £1.5million available to 70% LTV • Up to £2 million available to 65% LTV <p>For BTL HMO: The maximum loan size is £1 million within the following LTV limits:</p> <ul style="list-style-type: none"> • Up to £500,000 available to 75% LTV
Employed	Minimum of 3 months in current job with 6 months' continuous employment and not in probation.	Repayment	
Self-Employed	Must have been in their current business for a minimum of 12 months	Repayment	Capital & Interest; Interest Only
		Property Value	
		Minimum	For Buy to Let: £70,000. For BTL HMO: £100,000.
		Term	
		Minimum	5 years and 1 month
		Maximum	35 years