

ORDE Prime Altdoc Residential Land Loan PRODUCT FACT SHEET

UPDATED: 14 May 2026



Prime Altdoc Land Loan is an alternate documentation loan specifically tailored to suit the needs of self-employed borrowers with clean credit and minimum 2 years ABN in the same business wishing to purchase or refinance vacant land (that does not have a DA – development approval). Company & Trust borrowers are welcome.

Loan Purpose:	Purchase, refinance, debt consolidation and equity release.	Credit History:	Clean Credit required. Max 2 defaults with combined value <\$500 may be considered.
		Application Fee:	1.80% of loan amount to 75% LVR.
Loan Amount:	Min: \$ 100,000 Cat 1: Max: \$2.0 - 75% \$1.5m - 70% \$1.0m – 75% Cat 2: Max: \$1.25m – 65% \$750k – 70% LVR	Legal Fees:	At Cost Approx. \$495 – Individual borrowers. Approx. \$1,100 – company / trust borrowers.
Loan Requirements:	6 months BAS or Accountants Declaration.	Valuation Fee:	At cost – from \$330 for metro securities. We will advise a quote for each property.
Loan to Value Ratio:	75% maximum LVR. Non-gen savings accepted.	Title Insurance:	\$145 Loans to \$600k; \$260 if >\$600k
ABN GST:	Min. 24 mths ABN & 12 mths GST required.	Risk Fee:	Not Applicable.
Term:	Up to 30 years.	LMI:	Lenders Mortgage Insurance is Not Applicable.
Interest Rate Type:	Variable rates available.	Settlement Fee:	Not Applicable.
Repayments:	Principal & Interest or Interest Only. Int Only can be considered up to 5 years (rate loading applies).	Monthly Fee:	\$Nil
Extra Repayments:	Additional repayments available without penalty.	Annual Fee:	\$Nil.
		Annual Reviews:	No annual reviews.
Repayment Method & Frequency:	Weekly, Fortnightly or Monthly options.	Loan Splits:	4 splits allowed (no fee to split loans).
Cash Out:	Cash Out for personal use only available for refinances.	Discharge Fee:	\$450 plus funder's legal costs.
Redraw:	Free Redraw available on Variable rates only.	Early Repayment Fee (ERF):	1.50% of original loan amount if discharged within first 3 years – UNREGULATED loans only. [ERF can be waived if Application Fee is increased by 0.50%]
Offset Account:	Not available.	IMPORTANT NOTICE:	Rates and fees are subject to change without notice. Please refer to your BDM for confirmation of the current rates and fees. * Conditions Apply. All fees include GST.
Locations:	Residential securities in categories 1 & 2.		
Acceptable Securities:	Vacant land – standard house block (5 acres Metro areas).	Unacceptable Securities:	Non-Standard Security Properties.
Construction:	Not available.	Limitations:	No covenants or construction within 1 year of land settlement.
Points of Difference:	Clean credit history required – no arrears. Will accept Visas with a minimum of 12 months to run (if on the acceptable list). Fee for service is available if submitted with the application – refer to your State Manager as limits apply. Individuals, Companies, Family Trusts or Unit Trusts are acceptable (Hybrid Trusts excluded). Land loans include a 2.50% interest rate loading (on OO standard rates). There is no requirement to construct a dwelling with this loan.		

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