

Interest Only Home Loan Interest Rates

These interest rates apply to Owner Occupied & Investment home loans with Interest Only repayments.



Interest Only Owner Occupier Home Loan Rates

Effective 22 September 2021

Interest Only Owner Occupier Home Loan Rates						
Effective 22 September 2021						
	Product Name	LVR Limits	Margin	Current Rate ¹	Comparison Rate ²	Minimum Loan Size ³
Variable Home Loan Products	Standard Variable	Less than or equal to 90%	N/A	5.01%	4.90%	\$10,000
	Budget Home Loan	Less than or equal to 90%	-2.28%	2.73%	2.61%	\$10,000
	Essentials Home Loan	Less than or equal to 90%	-2.02%	2.99%	2.95%	\$10,000
	Equity Line Advantage	Less than or equal to 90%	N/A	4.91%	N/A	\$20,000
	Fixed Term	LVR Limits	Margin	Current Rate ¹	Comparison Rate ²	Minimum Loan Size ³
Fixed Rate Home Loan Products	1 year	Less than or equal to 90%	N/A	3.34%	3.08%	\$10,000
	2 year	Less than or equal to 90%		3.34%	3.12%	\$10,000
	3 year	Less than or equal to 90%		3.34%	3.15%	\$10,000
	4 year	Less than or equal to 90%		3.74%	3.31%	\$10,000
	5 year	Less than or equal to 90%		3.74%	3.37%	\$10,000

Interest Only Investment Home Loan Rates

Effective 4 August 2021

Interest Only Investment Home Loan Rates						
Effective 4 August 2021						
	Product Name	LVR Limits	Margin	Current Rate ¹	Comparison Rate ²	Minimum Loan Size ³
Variable Home Loan Products	Standard Variable	Less than or equal to 90%	N/A	5.58%	5.47%	\$10,000
	Budget Home Loan	Less than or equal to 90%	-2.50%	3.08%	2.96%	\$10,000
	Essentials Home Loan	Less than or equal to 90%	-2.30%	3.28%	3.29%	\$10,000
	Equity Line Advantage	Less than or equal to 90%	N/A	4.91%	N/A	\$20,000
	Fixed Term	LVR Limits	Margin	Current Rate ¹	Comparison Rate ²	Minimum Loan Size ³
Fixed Rate Home Loan Products	1 year	Less than or equal to 90%	N/A	2.79%	3.55%	\$10,000
	3 year	Less than or equal to 90%		2.59%	3.39%	\$10,000
	5 year	Less than or equal to 90%		3.34%	3.55%	\$10,000

Lending Criteria, terms and conditions, fees and charges apply to IMB home loans. Full terms and conditions are available upon request from any IMB branch or by calling 133 462, 8:00am to 8pm Mon-Fri, or 9:00am to 4pm Saturday.

1. While making interest only repayments, your loan balance will not reduce. After the interest only period, your interest rate will convert to the applicable interest rate for principal and interest repayments.

2. The Comparison Rate is based on a loan amount of \$150,000 secured loan for a term of 25 years for all home loans. WARNING - This comparison rate is true for only the examples given and may not include all fees and charges. Different terms, fees or other loan amounts might result in a different comparison rate. Interest on all loans is calculated on the daily rate, equivalent to the annual rate, divided by 365. The comparison rate calculation is based on an initial 5 year interest only term.

For fixed rate products, the comparison rate is based on the fixed rate period being an equal term to the interest only repayment period.

3. Minimum total loan amount \$75,000.