



# HOME LOAN - KEY FACT STATEMENT

Call Center: 04/727244  
www.ibl.com.lb

HOUSING LOAN	CONSTRUCTED / UNDER CONSTRUCTION	
	LBP (BDL)	USD
<b>APPARTMENT</b>		
House type	Primary residence	Finished apartment only
<b>APPLICANT</b>		
Age At Maturity	64 years old	64 years old
Work Status	salaried / self employed	salaried / self employed
Minimum years at work	2 years / 3 years	2 years / 3 years
Minimum monthly income	LBP 1,200,000 / LBP 1,800,000	USD 800 / USD 1,200
Nationality	Resident / Lebanese	Resident / Lebanese
Salary domiciliation / Irrevocable transfer letter	Required	Required
<b>PRODUCT</b>		
Maximum loan Amount	LBP 800,000,000	No Maximum
Minimum Loan Period	7 years	5 years
Maximum loan Period	30 years (including grace period)	30 years
Grace Period	up 4 years (optional)	No
Loan Currency	LBP	USD
Minimum Downpayment	25%	25%
Interest rate	25% (Treasury bills 1 year) + 2.5%	<u>First year: 5% / Remaining years:</u> Libor (1 year) + 5% with a minimum of 6.95%
DBR	35%	35%
Partial payment (at loan anniversary)	Max 10% of outstanding loan amount	Max 10% of outstanding loan amount
Early payment	Allowed after 7 years	Allowed after 3 years
<b>MINIMUM GUARANTEES REQUIRED</b>		
Mortgage	120% of loan amount	120% of loan amount
Life Insurance	110% of loan amount	110% of loan amount
Fire Insurance	100% of apartment price	100% of apartment price
<b>OTHER GUARANTEES (may be required)</b>		
Personal Guarantee	Yes	Yes
Cash Collateral	No	Yes
<b>CHARGES</b>		
Stamps	Payment schedule: LBP 1,000 + LBP 10,000/year on contract (if under construction)	Payment schedule: LBP 1,000
File fees	LBP 0	USD 500
Evaluation fees	LBP 0	USD 225
Life/fire insurance fees	Payable every year at loan anniversary	Payable every year at loan anniversary
Penalty for early loan settlement	5% of the outstanding amount	5% of the outstanding amount
Late payment fees (default payment)	after 7 days: 12%	after 7 days: 20%
<b>SIMULATION</b>		
Salary (30 years old applicant)	LBP 4,500,000	USD 3,000
House Price	LBP 300,000,000	USD 200,000
Down payment	LBP 75,000,000 (25%)	USD 50,000 (25%)
Net Loan Amount	LBP 225,000,000	USD 150,000
Loan Period	20 Years	30 Years
Interest rate	3.8375%	First year: 5% Remaining years: 6.95%
Monthly payment	LBP 1,344,267	First Year: USD 805 Remaining years: USD 988
Total Reimbursement	LBP 322,624,078	USD 353,484
Yearly Life insurance premium *	LBP 320,000	USD 410
Yearly Fire Insurance premium	LBP 300,000	USD 200
APR	4.39%	7.51%

\* premium is based on a clean medical record. The final premium will be communicated by the insurance company

This product suits my needs, requirements and financial capabilities after taking notice of all its specifications, features and the risks that result and/or might result from signing this document.

Name: .....

Acc. Number: .....

Date: .....

Signature: .....