

Platinum Alternate Altdoc – Security Resi Loan



80% MAX LVR

UPDATED: 15 August 2025

Allstate Platinum Alternate Altdoc Home Loan is an alternate documentation home loan specifically tailored to suit the needs of self-employed borrowers with clean credit and minimum 12 months ABN | 1 day GST using accountant prepared Financial Statements.

Loan Purpose:	Purchase, refinance, debt consolidation, equity release, cash out. Caters for Higher Risk securities or Credit scenarios.	Credit History:	Clean Credit required. Max 3 non-financial defaults (Telco / Utility) <\$1,500 in total allowed if paid or cleared at settlement.
Loan Amount: Cat 1 & 2	Min: \$150,000 Rate Loading applies >\$1.0m Max: \$2.0m - 80% [Cat 1] Max: \$1.5m – 65% [Cat 2] Max: \$1.2m - 80% [Cat 2]	Application Fee:	\$330 Individuals \$550 Companies
		Valuation Fee:	At cost – from \$305 for metro securities. We will advise a quote for each property.
Loan Amount: Cat 3 & 4	Min: \$150,000 Max: \$750,000 - 60% Max: \$500,000 - 70% Max: \$400,000 - 80%	Legal Fees:	\$330 plus disbursements – Individual borrowers.
		Risk Fee:	0.50% Risk Fee payable @ settlement.
Not Required:	<i>Accountants Declaration, Tax Returns or Notice of Assessment [NOA] are NOT REQUIRED.</i>	Risk Fee: Option	Extra 1.0% Risk Fee paid @ settlement – No Clawback.
Loan to Value Ratio:	80% maximum LVR. Non-gen savings accepted.	Annual Fee:	\$395. Charged at settlement & annually thereafter. <i>(Annual Fee can be waived by adding 0.10% loading to the interest rate).</i>
Loan Splits:	4 splits allowed.		
ABN GST:	Min. 12 mths ABN – 1 Day GST (2 Yrs experience). Accountants Declaration or 6 mths BAS required.	Settlement Fee:	\$150 plus disbursements, including Electronic lodgements (PEXA). Varies with circumstances.
Term:	Minimum 2 Years up to 30 years.	Discharge Fee:	\$795
Interest Rate Type:	Variable rates only available.	Fees that are Not Applicable:	Lenders Mortgage Insurance [LMI] Early Repayment Fee [ERF] Establishment Fee [\$ Nil] Title Insurance n/a Monthly Fees [\$ Nil]
Repayments:	Principal & Interest or Interest Only. Int Only can be considered up to 5 years (rate loading applies).		
Extra Repayments:	Additional repayments may be made at any time without penalty.	100% Offset:	Free Offset account (multiple offsets are not available).
Repayment Method & Frequency:	Weekly, Fortnightly or Monthly options.	Annual Reviews:	No annual reviews.
Cash Out:	Unlimited. >\$500k with supporting evidence.	Redraw:	Available on Variable rates only.
Locations:	Residential securities in categories 1 & 2. Cat 3 & 4 by exception with reduced loan sizes.	Rate Loadings:	0.30% Rate Loading - Loans >\$1,000,000 0.20% Rate Loading - Companies/Trusts. 0.20% Rate Loading – Overseas Income 0.10% Rate Loading – Annual Fee Waiver 0.30% Rate Loading – Interest Only
Acceptable Securities:	Owner Occupied or investment properties to 10 ha. Serviced apartment, holiday let, units <50m2 living area, Resort Units, Dual Key apartment, up to 10 units on 1 title, Credit Score <500, High Risk properties. Lower LVR's may apply (e.g. 70%)		
Unacceptable Securities:	Non-Standard Security Properties or > 10ha. Vacant land Rural securities Student accommodation Island securities without a bridge to the mainland.		
Loan Requirements:	Self Certification Declaration & last year's Accountant prepared Financial Statements with Balance Sheet incl prior year Profit & Loss Statement (for comparison purposes only) – not older than 18 months at Conditional Approval.		
IMPORTANT:	Rates and fees are subject to change without notice. Please refer to your Allstate representative for confirmation of the current rates and fees. * Conditions Apply. All fees include GST.		
Points of Difference:	Unlimited number of debts consolidated. No Rate Loading for Interest Only. Securities and Credit Scores that may not fit standard policy are considered based on merit – 0.50% Rate Loading is included.		

Allstate Home Loans Pty Ltd

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Alt Doc Lite Checklist

Applicants Name: Date:

A	REQUIRED FOR ALL ALT DOC LITE APPLICATIONS	Y / N / N/A
A1	Fully completed Loan Application and Identification (VOI)	☐ ☐ ☐
A2	Servicing Calculator	☐ ☐ ☐
A3	Exit Strategy if applicant is 55 years of age or over for Owner Occupied Mortgage Manager documents • Loan Application Cover Sheet • Loan Summary Notes • Equifax Fraud Check (If applicable) • Comprehensive Credit Report (CCR) for all individuals • Equifax Company/Business Enquiry (all current Directorships) • Valuation report listing as an interested party • Review and confirm borrowers Income sourced from Approved countries (Foreign income) • English translation of foreign language documents (Foreign income)	☐ ☐ ☐
B	PURCHASE	Y / N / N/A
B1	Contract of Sale – including deposit receipt.	☐ ☐ ☐
B2	Funds to complete (savings statement) no older than 45 days at conditional approval	☐ ☐ ☐
C	REFINANCE	Y / N / N/A
C1	Lenders that participate in comprehensive reporting – no statements required. OR Last 3 month's statements for all debt(s) being refinanced not older than 45 days at conditional approval	☐ ☐ ☐
C2	Council Rates notice on security property	☐ ☐ ☐
D	PAYG	Y / N / N/A
D1	Australian Income; 2 pay slips OR Letter from employer not older than 60 days at conditional approval OR Current employment contract Foreign Income; (2 pay slips OR Letter from employer not older than 60 days at conditional approval OR Employment Contract) AND Bank statements not older than 45 days at conditional approval showing 2 salary credits Mortgage Manager documents • ABN Search for the employer • Vevo search to validate (NA for Citizens) • XE.com currency conversion calc of income used (Foreign income)	☐ ☐ ☐
E	SELF-EMPLOYED	Y / N / N/A
E1	Last year's Accountant prepared Financial Statements with Balance Sheet including previous years Profit & Loss for comparison purposes only not older than 18 months at conditional approval Mortgage Manager documents • Company ASIC Search (If applicable) • Business ABN Search • Accountant or Tax Agent Search (ATO)	☐ ☐ ☐
F	RENT	Y / N / N/A
F1	Residential - Latest Rental Statement or if vacant Real Estate Rental appraisal letter not older than 45 days at conditional approval	☐ ☐ ☐
F2	Commercial – Copy of current formal lease agreement and evidence of payment over most recent 3 months (ie via Bank statements not older than 45 days at conditional approval)	☐ ☐ ☐