

Mortgage Fee structure



Trafalgar Square normally places its business direct to lenders, and as an independent mortgage broker is allowed to use any lender it finds to match your needs.

The company charges fees for administration and consultancy which cover various activities carried out by Trafalgar Square on a client's behalf.

From application to offer stage normally takes an administration time of between 8 to 12 hours, irrespective of the loan size. Fees are charged in two ways:

1. In the form of an Administration Fee, normally between £299 and £499 dependent on the size and complexity of the loan. This is due on the submission of an application to Trafalgar Square.
2. In the form of a Completion Fee, which is paid by the lender upon completion of any mortgage, remortgage or loan to Trafalgar Square. This fee is always built into the product cost by the lender.

Both types of fee are paid to Trafalgar Square and pre-agreed prior to the commencement of any work being carried out for a client. All the fees are brought to a client's attention prior to any application. The Administration Fee protects a client from lender-fee bias.



Terms and Conditions of Business



Trafalgar Square Overseas Limited

Trafalgar Square Overseas is the principal trading name of Trafalgar Square Overseas Ltd whose registered office is 56 Alexandra Drive, London SE19 1AN. Trafalgar Square Overseas is an application processing and packaging service to mortgage advisers and a direct mortgage advice company for non-UK mortgages.

Trafalgar Square Overseas Ltd holds a Consumer Credit Licence

Trafalgar Square Overseas Ltd has been registered with the correct Data Protection Agency

Trafalgar Square Overseas is an Appointed Representative to Trafalgar Square Financial Planning Consultants: 305726

Service Aims

The service aims of Trafalgar Square Overseas are:

- To add value by providing an application processing and packaging service to mortgage advisers that is efficient
- To relieve the mortgage adviser of the time-consuming administrative work associated with all mortgage applications
- To advise direct clients on non-UK mortgages

General

Trafalgar Square Overseas will begin case processing on receipt of a fully completed application form together with an administration fee which is non-refundable.

If an application is withdrawn after processing has begun (ie. Details have been input to the Trafalgar Square Overseas computer system), but where a valuation has not been carried out, the valuation/application fee will be refunded LESS THE ADMINISTRATION CHARGE referred to above.

If an application is withdrawn after a valuation has been carried out, there will be NO REFUND of the valuation /application fee.

Trafalgar Square Overseas will accept no responsibility where underwriters decline an application due to adverse information omitted from the application form.

Any indication or advice by Trafalgar Square Overseas as to the acceptability of a particular application or its conformity with particular scheme requirements is given in good faith, but does not constitute a guarantee that a mortgage offer will be issued. The final decision in all cases rests with the particular lender's underwriters.

Trafalgar Square Overseas will use its best endeavours to ensure that all mortgage illustrations accurately represent the particular scheme type and assumptions being illustrated. However, Trafalgar Square Overseas will not accept liability for damages or claims arising from any misunderstandings, errors or omissions in or about such illustrations.

Trafalgar Square Overseas will only amend the details on their database once written authority has been received from the individual or the Firm.

Terms and Conditions of Business

Trafalgar Square Overseas undertakings

Trafalgar Square Overseas undertakes to act in good faith in all dealings with advisers and their clients, endeavouring to provide information on and secure the best lending terms from a wide spectrum of lenders, and to process all applications speedily and efficiently. The principal service standards to which Trafalgar Square Overseas aspires are:

- To acknowledge receipt of all applications by 1st class letter post, phone, fax or email, to the adviser; on the day of receipt for applications received at our offices by 4.00pm; or the following working day for applications received after 4.00pm.
- Not to contact advisers' clients direct without the express permission of the adviser.
- To provide the adviser with regular updates of mortgage and remortgage schemes, rates, terms and conditions from time-to-time available through Trafalgar Square Overseas.
- To make payments as per FSA guidelines to the registered owner/company only, in respect of case completion fees and/or related commissions by cheque or credit transfer and to notify by means of printed statements or payment advice notes. All such payments to be inclusive of VAT where applicable. Any amendments to the payee will be considered when accompanied by written authority from the principal individual of the firm. Trafalgar Square Overseas reserves the right to offset against fees due to you, any claim it may have for costs, expenses or rebates of fees arising from business introduced by you.

Authorised mortgage adviser undertakings

1. To provide Trafalgar Square Overseas with fully, accurately and properly completed mortgage application forms together with other supporting documents that may be required by the lender.
2. To provide Trafalgar Square Overseas with any collateral insurance illustrations that may be required and to arrange for such policy proposals to be accepted and ready to be put into force on completion of the mortgage.
3. To arrange for clients to complete and sign any supplementary forms, declarations or authorities as may be required, by further meetings with clients if necessary. (Under NO circumstances will Trafalgar Square Overseas staff conduct meetings with advisers' clients, saving that, in exceptional circumstances, advisers' clients may visit Trafalgar Square Overseas offices).
4. To secure replies to supplementary enquiries promptly or to give Trafalgar Square Overseas permission to contact clients direct for any supplementary processing requirements.
5. To ensure, as far as is reasonably practicable, that all mortgage applications are genuine and to advise Trafalgar Square Overseas of any suspicion of fraudulent applications.
6. To act as surety for clients in the matter of Application/survey fees where it is required that processing begins or a valuer is instructed prior to a client cheque being cleared.
7. To use the product information and promotional material provided by Trafalgar Square Overseas to promote business to be written through Trafalgar Square Overseas only.
8. Not to reproduce any promotional material supplied by Trafalgar Square Overseas, whether electronically or by printed or any other means except for the purpose of item 7 above and only with the express permission of Trafalgar Square Overseas.

Trafalgar Square Overseas Ltd

2nd Floor, 6 Morie Street, London SW18 1SL

Telephone: 020 8870 8787 Fax: 020 8870 8788

info@TrafalgarSqoverseas.co.uk www.TrafalgarSqoverseas.co.uk

Registered office: 56 Alexandra Drive, London SE19 1AN. Registered in England and Wales number: 5726162. Trafalgar Square Overseas is an appointed representative introducer of Trafalgar Square Financial Planning Consultants (305726) which is directly authorised and regulated by the Financial Services Authority.