Residential Remortgage Intermediary Product Guide

Standard Variable Rate (SVR): 7.69%
Strictly for Intermediary use **only**

the tipton & coseley building society

Product Code	Initial Rate	Product	Max LTV	The overall cost for comparison is	Max loan	Product rate floor	Product fees	Product incentives	Early Repayment Charges[1]
Fixed Residential Remortgages									
Standard Remortgage Products									
RMF257	5.99%	5.99% fixed until 31 December 2029 Followed by our SVR for the remaining term	95%	**7.5% APRC**	£600,000	---	£99 booking fee[6] £900 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and free standard legals[4].	4% until 31/12/2026; 3% until 31/12/2027; and 2% until 31/12/2029.
Retirement Interest Only (RIO) Remortgage Products									
RFG053	6.04%	6.04% fixed until 31 December 2029 Followed by our SVR for the remaining term	60%	**7.5% APRC**	£1,500,000	---	£99 booking fee[6] £900 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and £250 legal fee cashback[5]	4% until 31/12/2026; 3% until 31/12/2027; and 2% until 31/12/2029.
RFG054	6.09%	6.09% fixed until 31 December 2031 Followed by our SVR for the remaining term	60%	**7.3% APRC**	£1,500,000	---	£99 booking fee[6] £900 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and £250 legal fee cashback[5]	6% until 31/12/2026; 5% until 31/12/2027; 4% until 31/12/2028; 3% until 31/12/2029; and 2% until 31/12/2031.
Lending Into Retirement Remortgage Products									
RONF43	6.04%	6.04% fixed until 31 December 2029 Followed by our SVR for the remaining term	70%	**7.3% APRC**	£1,500,000	---	£99 booking fee[6] £900 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and free standard legals[4].	4% until 31/12/2026; 3% until 31/12/2027; and 2% until 31/12/2029.
RONF44	6.09%	6.09% fixed until 31 December 2031 Followed by our SVR for the remaining term	70%	**7.1% APRC**	£1,500,000	---	£99 booking fee[6] £900 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and free standard legals[4].	6% until 31/12/2026; 5% until 31/12/2027; 4% until 31/12/2028; 3% until 31/12/2029; and 2% until 31/12/2031.
Discount Residential Products									
Shared Ownership Remortgage Product									
RSD10	5.29%	2.40% discount from our SVR until 31 January 2029 Followed by our SVR for the remaining term	95%	**7.4% APRC**	£1,000,000	4.54%	£499 arrangement fee[2]	Up to £350 valuation fee contribution[3]; and £250 legal fee cashback[5]	3% until 31/01/2027; and 2% until 31/01/2029.

Strictly for intermediary use only. Under no circumstances should this communication be given, copied, or distributed to customers or potential customers. A full application must be completed to secure a product. Terms and conditions apply. Applications are accepted throughout England and Wales. Properties located in Scotland, Northern Ireland or the Isle of Man will not be accepted. The minimum property value is £100,000 (increasing to £250,000 for properties located within the M25 corridor).
Rates correct from: 24 October 2026 and can be withdrawn without notice. Tipton & Coseley Building Society is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority. Buy to let mortgages which are for business purposes are exempt from FCA Rules. The Society's firm reference number is: 159601. The Society is a member of the Building Societies Association. Head office: 70 Owen Street, Tipton, West Midlands, DY4 8HG.

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What you need to know:

Please note: The minimum loan amount is **£50,000,** unless otherwise stated.

1 Early Repayment Charges apply during the product term. Up to 10% of the original mortgage amount can be overpaid each year without charge, however, if the mortgage is redeemed or switched to another product during the product term then the Early Repayment Charge will apply. For further details contact a member of the team.
2 The arrangement fee can be deducted from the advance or added to the mortgage. Interest is payable if the fee is added to the mortgage.
3 We'll cover the cost of a standard mortgage valuation on a property valued up to £400,000, which is equivalent to a £350 contribution towards the cost of a standard valuation. Your client may choose to have a RICS Homebuyers Report, however they will have to cover the difference in cost between a standard mortgage valuation and the RICS Homebuyers Report
4 We'll cover the costs of any standard legal fees involved. Any non-standard costs must be paid by your client. You'll be advised of any non-standard costs should any apply. If your client chooses to use our own conveyancers, they will only act for us, and not for your client, during the remortgage transaction. If your client needs to add or remove a name on the mortgage they must appoint their own solicitors, in which case they will receive £250 cashback towards their costs.
5 Clients must nominate their own solicitor but will receive £250 cashback from the Society towards their legal fee costs.
6 This fee is non-refundable and must be paid on application

Our discount products carry product rate floors, meaning rates cannot drop below this amount.
All fixed and discount products have a standard maximum income multiple of up to 5.0 times.

Complete FS
Your specialist packager distributor

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