Dear valued partners,

We are pleased to announce an extension to our quick close special !

Please note that this promotion may be withdrawn at any time without notice.

Quick close special – available for applications

Quick close special on our **3 year and 5 year fixed terms**, with the following details :

Purpose of funds: Straight switches / Refinance / Purchases

Eligible on **new submissions** only

Mortgage **must close within 60 days** of submission for switches/refinance

Mortgage **must close within 60 days** of submission for purchases

Term : 3 years fixed (45 bps finder's fee plus any applicable VB)

- **Owner occupied** : 3 year fixed closed 4.49% (up 30 years amortization)
- **Default insured straight switches/purchases** : 4.19%
- **Rental properties** : 4.79% (up 30-year amortization)

Term : **5 year fixed (65 bps finder's fee plus any applicable VB)**

- **Owner occupied** : 5 year fixed closed 4.59% (up 30 year amortization)
- **Default insured straight switches/purchases**: 4.29%
- **Rental properties** : 4.89% (up 30-year amortization)

- **Application must be under Mortgage+ program**
- Exclusions: switches from Tangerine
  - Rate discounts will be limited to discounts pertaining to President / Partner Club status and broker buydowns.

Please refer to your BRM/BLM for more information

MORTGAGE + PROGRAM RATES

Term (Fixed)	*Default insured*	*25 Year Amortization*	*+25 Year Amortization*	*Finder's fees (bps)*
1 Year Fixed	**6.09%**	**6.34%**	**6.44%**	50
2 Year Fixed	**5.44%**	**5.69%**	**5.79%**	50
3 Year Fixed	**4.44%**	**4.74%**	**4.84%**	50
4 Year Fixed	**4.54%**	**4.79%**	**4.89%**	50
5 Year Fixed	**4.54%**	**4.84%**	**4.94%**	75
7 Year Fixed	**5.35%**	**5.60%**	**5.70%**	100
10 Year Fixed	**5.75%**	**6.00%**	**6.10%**	100
5 Year Flex VRM Closed	**Prime – 0.80%**	**Prime – 0.55%**	**Prime -0.45%**	75

Key Requirements for **Mortgage + Program Rates** access:

- Customers must have or open a Scotiabank day-to-day account and it must be used as their mortgage payment PAD account.
- Customers must also have or open one supplementary Scotiabank product, in addition to the mortgage and their day-to-day account. (Excludes other mortgages / HELOC products).
- Mortgages must be in a STEP to be eligible for Mortgage + pricing.
- Please speak to your BRM/BLM for any further details/questions on the offer.
- *__New__* Pre-approvals/Rate Holds available at Mortgage+ rates.

STANDARD RATES

Term (Fixed)	*Default insured*	*25 Year Amortization*	*+25 Year Amortization*	*Finder's fees (bps)*
1 Year Fixed	**6.24%**	**6.49%**	**6.59%**	50
2 Year Fixed	**5.59%**	**5.84%**	**5.94%**	50
3 Year Fixed	**4.64%**	**4.94%**	**5.04%**	50

4 Year Fixed	**4.74%**	**4.99%**	**5.09%**	50
5 Year Fixed	**4.69%**	**4.99%**	**5.09%**	75
7 Year Fixed	**5.45%**	**5.75%**	**5.85%**	100
10 Year Fixed	**5.90%**	**6.15%**	**6.25%**	100
5 Year Flex VRM Closed	***Prime - 0.70%***	**Prime - 0.45%**	**Prime - 0.35%**	75

TERMS & CONDITIONS – applying to Mortgage + / Standard rates:

- Rate is valid for 120 days from live application submission date
- 35 bps premium is added to eligible rates for rental properties.
- **45 bps premium is added to eligible rates for HOLDO CO properties (Partners and Presidents Club only) ONLY 5 yrs fixed or VRM Term for HOLD Co.**
- **Please remember that rates are subject to change at any time.**