



Buy to let Mortgages

Tariff of mortgage charges

At Aldermore, we want you to know when you may need to pay a fee for the administration of your mortgage. The table below shows our current fees and charges, which include VAT where applicable. Where any fees are added to your mortgage account they will attract interest as described in your mortgage conditions.

Name of charge	What this charge is for		How much is the charge?
Before your first monthly payment These are the fees and charges you may have to pay before we transfer your mortgage funds			
Application fee	Assessing and processing your application (even if your application is unsuccessful or you withdraw it).		Please refer to the product guide or your mortgage broker
Legal fee	You will normally instruct a solicitor to act on your behalf in connection with your home purchase transaction. You may need to pay their legal fees and costs as part of their work on your behalf. These fees/costs are normally charged by the solicitor, directly to you unless we tell you that we will contribute to the legal costs as part of your product deal.		These fees/costs are charged by the solicitor, directly to you.
Product fee	This is charged on some mortgages as part of the deal. It can be paid upfront or added to the total mortgage amount. If you add it to your mortgage, you'll pay interest on it at the same rate as the rest of your borrowing. It might be a fixed fee or a percentage of the loan amount.		Please refer to the product guide or your mortgage broker
Re-valuation Fee	At Aldermore a re-valuation may be required where the valuation expires and needs to be updated.		£90
Valuation fee	<p>The lender's valuation report, which is used to calculate how much it will lend you. This is separate from any valuation or survey of the property you might want to commission.</p> <p>There are other homebuyers or structural survey options available to you at a cost and there may be different approaches in different parts of the UK.</p> <p>Some mortgages offer free valuations – the product details for your mortgage will tell you if this is the case.</p>	HMOs and multi unit freeholds.	
		Property Value	Fee (Inc VAT)
		Up to £100,000	£370.00
		£100,001 to £200,000	£415.00
		£200,001 to £300,000	£525.00
		£300,001 to £400,000	£625.00
		£400,001 to £500,000	£695.00
		£500,001 to £600,000	£740.00
		£600,001 to £700,000	£810.00
		£700,001 to £800,000	£890.00
		£800,001 to £900,000	£960.00
		£900,001 to £1,000,000	£1,005.00
£1,000,001 – plus	Available on request		
Re-inspection Fee	Where essential works are identified as part of the original valuation, we may need to re-visit the property to ensure required works have been completed.		£72

If you change your mortgage

NB If you change to a new mortgage product, the 'before your first monthly payment' fees may also apply at this stage

Change of repayment method fee	Transferring all or part of your mortgage from a repayment to an interest-only basis.	£50
Change of term fee	Extending or reducing the remaining term of your mortgage.	£50
Early repayment charge (changing your mortgage)	You may have to pay this if: <ul style="list-style-type: none"> You overpay more than your mortgage terms allow; You switch mortgage product or lender during a special rate period (e.g. while you're on a fixed or tracker interest rate) 	The fee will be a percentage of the loan amount. Please refer to your mortgage offer for full details.
Partial release of property fee	Payable if you want to remove part of the property or land from the mortgage. It covers administration costs, including sealing the relevant legal deed and issuing letters of consent.	£95
Postponement of charge fee	Where additional borrowing is applied for and an existing charge (or in Scotland standard security) registered against your property requires postponement.	£60
Second mortgage questionnaire/consent fee	To cover the cost of providing a second mortgage questionnaire and/or consent to another lender's charge or standard security.	£60
Change of parties administration fee	Together with any additional costs charged by solicitors and valuers acting on behalf of Aldermore.	£140

If you are unable to pay your mortgage

These are the most common charges you may have to pay if you fail to keep up with your mortgage payments. Other charges, for example, relating to our repossession of the property, may apply later in the process and will depend on your circumstances.

Ground rent or service charge arrears fee	If you have leasehold property and we need to manage outstanding rent or service charges. If the ground rent or services remain unpaid we may decide to pay them and debit the mortgage account.	£45
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Ending your mortgage term

Early repayment charge (ending your mortgage)	You may be charged this if you repay your mortgage in full before the mortgage term ends.	The fee will be a percentage of the loan amount. Please refer to your mortgage offer for full details.
Mortgage exit fee	You may have to pay this if: <ul style="list-style-type: none"> Your mortgage term comes to an end; You transfer the loan to another lender; or Transfer borrowing from one property to another. <p>This is payable either at the end of the mortgage term, or before the end of your mortgage term if you transfer the loan to another lender or another property (known as 'redemption').</p> <p>You may be charged a separate fee by your solicitor or licensed or qualified conveyancer for their work relating to redemption of the mortgage and discharge of the security.</p>	£90

Notes: This is the current Buy to let Tariff of Mortgage Charges and is valid from June 2025. Aldermore reserve the right to amend the fees and charges in this Tariff to reflect changes in operating costs and business processes. Details of the current Tariff will be sent to you each year with your annual mortgage statement. A copy can also be obtained from aldermore.co.uk



Subject to status. If you fail to keep up with payments on your mortgage a 'receiver of rent' may be appointed and/or your rental property may be repossessed

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