

# Astute Simplicity

## Your questions answered

We've put together this list of frequently asked questions to help you consider your options and see how Astute Simplicity could help you kick start your future.

**Sometimes simple really is the best option. Before you start shopping around for a new loan, or refinance your loan, it's worth knowing a little bit about the options available.**

### What is Astute Simplicity?

Astute Simplicity is a home loan that is available exclusively via Astute Mortgage Brokers. It is a simple, quality home loan offering great features at competitive rates. It is provided by the Advantaged Residential Loan Program (part of the National Australia Bank Group).

### What loan options does Astute Simplicity have?

Astute Simplicity caters for owner occupied and investor home loans – including refinances and new property purchases. Fixed and variable rate options are available.

You could also have a combination of a fixed and variable rate home loan. Speak to your Astute Mortgage Broker on which option suits you based on your financial needs.

### What's the difference between a fixed and a variable rate home loan?

A fixed rate home loan means that the interest rate, which applies to your loan, will stay the same for the fixed rate period. For example, if you take out a three year fixed rate home loan, the interest rate will be the same for all three years. This means you know exactly what your repayments will be. A variable rate could change throughout the life of the loan.

### How does a redraw facility work?

A redraw facility is a feature of Astute Simplicity home loans. You can make additional repayments into the redraw facility to reduce down your variable rate home loan balance. If you pay more than your minimum scheduled repayments, then you'll have money available for redraw from your home loan. You can redraw those funds whenever you need them, subject to the loan terms. Redraw is not available on fixed rate loans and construction loans.

After you redraw money from your home loan, your repayments may increase and you will pay more interest on your loan as your loan balance will be greater.

### How can I access any extra funds?

You can check your loan account online via StarNet or StarCall to view your available redraw amount any time.

Or call the CustomerCare team on 1300 543 558 from 8am-8pm (AEDT) Monday to Friday. You can withdraw your funds from any NAB or rediATM using your Astute Simplicity debit card – at no cost. You can also set up unlimited direct debits for convenient bill payments.

### Are there monthly fees with a Astute Simplicity home loan?

There are no monthly or annual fees.

### How do I find out more about an Astute Simplicity home loan?

You can speak to your Astute Mortgage Broker to find out more or visit [www.astutesimplicityhomeloans.com.au](http://www.astutesimplicityhomeloans.com.au)

Information current as at 16 March 2020, and subject to change.

The Astute Simplicity™ products are funded by the Advantaged Residential Loan program. AFSH Nominees Pty Ltd (AFSH) ACN 143 937 437 Australian Credit Licence 391192 is the program lender and Advantaged Financial Services Pty Ltd (Advantaged) ACN 130 012 930 Australian Credit Licence 391202 is the program loan servicer. The program is funded under arrangements with National Australia Bank Limited (NAB). Each of AFSH and Advantaged are members of the NAB Group. NAB does not guarantee the obligations of its subsidiaries.

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To find out more speak to your Astute Simplicity Mortgage Broker  
[astutesimplicityhomeloans.com.au](http://astutesimplicityhomeloans.com.au)