Dear [Name]

Unlock the money tied up in your home

As a homeowner aged over 55 years, your home is likely one of your most valuable assets. A lifetime mortgage allows you to release the cash tied up in your home without having to move, give up ownership or pay tax on the money you release.

Some of the ways you could use this money

- **Pay off existing debts or loans**
- **Improving financial stability to maintain or improve your retirement lifestyle**
- **Financially support family members**
- **Providing support during major life changes like divorce or funding in-home care**
- **Fund home improvements to make retirement more comfortable**

How does a lifetime mortgage work?

A lifetime mortgage is a loan secured against your home. While it will reduce the value of your estate, it could give you financial flexibility to make the most of your later years with confidence and peace of mind.

1. **Releasing the money:** Choose to release your money as a lump sum or a series of flexible withdrawals. This money is a loan, and the loan and interest will be paid back when you or the last borrower pass away or move into long-term care. Releasing funds in this way could have implications for your tax position and your entitlement to some welfare benefits.
2. **Repayments:** Many providers allow flexible, voluntary repayments of interest, but if you don't want to do this the interest and total amount borrowed can grow quickly. If your circumstances change, and you decide to repay the loan back early, there may be an early repayment charge to pay. It's important to consider what's best for your financial circumstances.
3. **Inheritance:** By releasing equity, the inheritance you leave for your loved ones will also decrease. But when you release the money, some products will allow you to protect a part of the value of your home as inheritance.
4. **Never owe more than the value of your home:** This is a guarantee if you take out a lifetime mortgage from an approved Equity Release Council provider. You won't have to move out of your home, give up ownership or ever owe more than it's worth.

Is a lifetime mortgage right for me?

A lifetime mortgage may not be for everyone, and it's a big decision. So, it's important to understand all your options, and consider your financial circumstances before taking out this loan.

Book a free, no-obligation initial assessment

with our lifetime mortgage experts to see if it could be right for you.

[insert contact details here]

Best regards,

[Your Name]

[Company Name]