

# Lifestyle Lump Sum Max and Lifestyle Flexible Option

Flat enquiry template

**Please do not send this form back if the flat is age restricted or is a retirement property as it does not meet our lending criteria.**

<b>Multi-Storey Flat in England, Wales &amp; NI</b>	
How many storeys are in the block?	
What storey is the flat on?	
How many bedrooms are in the flat?	
Full Address	
Length of lease + the age of youngest client = 160 years or more?	
Is the property ex local authority?	
Is there a lift?	
How much ground rent is payable each year?	
How much is the service charge, and is this per month, quarter or an annual amount?	
How often is the ground rent reviewed and by what measure (e.g RPI, doubles every ten years, etc.)	
<p>Are you, or have you been made aware of any planned major works or maintenance to the building?</p> <p>If yes please provide further details.</p>	<p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <div style="border: 1px solid black; height: 150px; width: 100%; margin-top: 5px;"></div>
<p>Have you been asked to contribute towards the planned major works/maintenance?</p> <p>If yes please confirm the amount.</p>	<p><input type="checkbox"/> Yes   <input type="checkbox"/> No</p> <div style="border: 1px solid black; height: 20px; width: 100%; margin-top: 5px;"></div>
Anything unusual about the property we may need to take into consideration?	
Estimated property value	
Client(s) age(s)?	
Who owns the freehold of the building?	
Is there a management company in place? If not, what are the arrangements for shared maintenance of the building?	
Is the property covered by block insurance?	
If the property is less than 10 years old is there sufficient NHBC warranty or equivalent certification?	

**Multi-Storey Flat in Scotland**

How many storeys are in the block?	
What storey is the flat on?	
How many flats there are within the block?	
How many bedrooms are in the flat?	
Full Address	
Is the property ex local authority?	
Is there a lift?	
How much is the service charge, and is this per month, quarter or an annual amount?	
Anything unusual about the property we may need to take into consideration?	
Estimated property value	
Client(s) age(s)?	
Is there a 'factor' (management company) in place?	
Is the property covered by block or individual insurance?	
If the property is less than 10 years old is there sufficient NHBC warranty or equivalent certification?	
Are you, or have you been made aware of any planned major works or maintenance to the building?  If yes please provide further details.	<input type="checkbox"/> Yes <input type="checkbox"/> No  <div style="border: 1px solid black; height: 100px; width: 100%;"></div>
Have you been asked to contribute towards the planned major works/maintenance?  If yes please confirm the amount.	<input type="checkbox"/> Yes <input type="checkbox"/> No  <div style="border: 1px solid black; height: 20px; width: 100%;"></div>

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