

Mortgage Insurance Programme (effective from 16 October 2019)**(Text in RED are amended or new criteria)**

	Existing MIP			New Coverage		
Maximum loan-to-value (LTV) ratio	80%	80% – 90% (subject to a loan cap of HK\$3.6m)	90%	80%	80% – 90% (subject to a loan cap of HK\$7.2m)	90%
Property value	HK\$6m or below	Above HK\$4m and below HK\$4.5m	HK\$4m or below	Above HK\$6m and up to HK\$10m	Above HK\$8m and below HK\$9m	Above HK\$4m and up to HK\$8m
Type of property	All (including completed residential properties and properties under construction)			Applicable to completed residential properties only		
First-time homebuyer ⁽¹⁾⁽⁴⁾	Not required	Required		Not required	Required	
Regular income ⁽²⁾	Not required	Required		Not required	Required	
Maximum debt-to-income (DTI) ratio ⁽³⁾	50%	45% 50%		50%		
Additional premium	N/A			15% (can be repaid with mortgage repayment on a monthly basis) - For example, if the original premium is 1.5% of the loan amount, the additional premium will be 0.225% of the loan amount (1.5% x 15%)		

(1) All mortgagors are not holding any residential properties in Hong Kong at the time of applying for mortgage insurance

(2) All applicants being regular salaried

(3) Similar to existing MIP arrangement, if an applicant is holding or guaranteeing one or more outstanding mortgages when he/she applies for MIP, the maximum DTI ratio has to be lowered.

(4) Except for scenarios listed at item (3) above, first-time homebuyers will still be eligible for MIP loans up to 80% or 90% LTV ratio even if they cannot meet the stressed DTI, but the DTI ratio should not exceed 50%. There will be an additional adjustment to the premium based on relevant risk factors