MoveBank

Target Market Determination: Variable Rate Home Loans

01 August 2026

Version 1.0

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Product: This Target Market Determination applies to Variable Rate Home Loans.

The Product is issued by MoveBank Ltd (ABN 91 087 651 090, AFSL and Australian Credit Licence 234536).

Purpose of TMD: This TMD outlines the target market, distribution conditions and review triggers for MoveBank's Variable Rate Home Loan products. It is not a Product Disclosure Statement or a summary of the product features or terms and does not consider any person's individual objectives, needs or financial situation. Please go to MoveBank's website for more information about these products.

Effective date: 1 August 2026

Target market and product attributes

MoveBank has identified the product's target market and the key product attributes designed to meet the needs, objectives and financial situation of that target market. These are as follows:

Target market: Objectives and Needs	Key Product attributes
Consumers seeking credit to purchase, construct, or renovate a residential property	This product is designed to provide consumers with a loan secured against residential property. The interest rate charged on this loan is variable. The interest rate and loan repayments are subject to change over the term of the loan. Loan terms of between 1 and 30 years are typically available, subject to the approval of MoveBank.
Consumers seeking the flexibility to switch between various loan types during the loan term	Borrowers may convert their loan from a variable rate product to a fixed rate product. An administrative fee will be charged for changes of this nature. Subject to approval, borrowers may switch the loan between repayment and interest-only when their circumstances or objectives change.

Consumers seeking an offset facility	Products in this class may include an offset facility, however products with an offset facility may be priced differently at MoveBank's discretion.
Consumers wishing to refinance an existing home loan	These products allow an individual to discharge a mortgage with another lender and to refinance to MoveBank.
Consumers wanting to access equity in their property	These products allow an individual to refinance their home and access equity for purposes including to purchase an additional property for investment, to consolidate debts, or for other large purchases.
Consumers seeking to consolidate debts, including other home loans	These products allow consumers to refinance their existing obligations into a single loan at a lower rate, typically reducing their periodic repayments.
Consumers looking for a competitive interest rate and competitive fees	MoveBank regularly reviews the market and seeks to ensure our products remain competitively priced.
Consumers looking for the ability to make additional repayments without penalty	These products allow customers to additional repayments without penalty.
Consumers looking for a loan with a redraw facility	These products allow borrowers to withdraw any additional repayments that they have made over and above their minimum loan repayment amount.

Financial situation

Target market consumers are able to meet MoveBank's responsible lending and credit criteria. These criteria require borrowers to have a demonstrable ability to meet their obligations under the loan contract, including their obligation to make minimum repayments for the full term of the loan.

These products are not suitable for consumers who:

- Do not wish to secure the loan against residential property
- Do not meet MoveBank's lending criteria
- Are seeking a loan for commercial / business purposes
- Are obtaining credit for the benefit of others, and who do not themselves derive benefit from the proposed loan
- Wish to consolidate/refinance 6 or more debts.

Product eligibility requirements

To obtain these products, consumers must:

- Be aged 18 years or older, Australian residents or operating from an Australian address and who can meet the ID verification requirements to acquire this product
- Meet MoveBank's credit criteria for the product
- Demonstrate that they can meet their obligations under their loan contract, including having the ability to pay fees, interest and repayments as and when such amounts become due and payable without entering substantial hardship.

Distribution channels, conditions and restrictions

These products should only be distributed when eligibility requirements are met. MoveBank authorises distribution of these products through the following channels:

- Electronic applications made through the bank's website
- Staff assisted applications made through MoveBank's contact centre
- Applications made in person at MoveBank's branch
- Applications made through an accredited mortgage broker

Distribution conditions for this product include:

- Before submitting an application for this product to MoveBank, accredited mortgage brokers must perform a comprehensive suitability assessment to determine whether the member meets the eligibility requirements for the product
- MoveBank and third-party distributors must have systems and processes in place that support suitability and eligibility assessments
- Distribution through our branch and call centre is performed only by appropriately trained and authorised staff
- Marketing and sales functions must ensure that the products are not promoted to consumers outside of the target market as defined above
- Provision of up-to-date product information on our website to ensure consumers understand the features
- Ensuring that broker applications are only accepted from accredited brokers who receive regular training on MoveBank's product range and understand the target market that these products are designed for

All distribution channels are subject to appropriate controls and monitoring.

Appropriateness of distribution conditions and restrictions

MoveBank has assessed that these products, including the distribution conditions, align with the target market's objectives, needs and financial situation.

TMD reviews and monitoring

MoveBank will review this TMD as follows:

Regular reviews: This TMD will be reviewed at least once every two years.

Additional reviews: If one or more of the following review triggers occurs:

- There are material changes to a product's terms, conditions, or pricing which are not consistent with a consumer's likely objectives, needs or financial situation.
- Material unexpected trends or issues are identified relating to the products' design or distribution. This would include issues identified, including through complaints or breaches, relating to product suitability, performance and outcomes, such as cancellations, defaults and hardship requests.
- A material or significant number of incidents relating to the product that indicate an inappropriate distribution or ineffective design.
- Product distribution conditions are found to be inadequate.
- Regulatory change impacts a product's attributes, eligibility or distribution.
- Requirements by ASIC to cease distribution of a product.

MOVE Bank will review this TMD within 10 business days of a review trigger occurring.

Reporting requirements

To ensure these products remain consistent with this TMD, MoveBank and any distributor will record and monitor details of:

- Product-related complaints data: Product-related complaints and feedback received each month from customers and distributors will be managed as they occur and will be reviewed holistically at least quarterly.

Document History:

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