

RETAIL LOANS – INTEREST RATES /PROCESSING CHARGES

W.E.F. 01-10-2024

LOANS ON FIXED RATE OF INTEREST:

- ❖ The Rate will be fixed for 5 years.
- ❖ Upon expiry, the prevailing fixed rate as on date will be charged. If the borrower intends to switch to Floating rate, the prevailing floating rate as on date will be charged.
- All interest rates are at per annum at monthly rests except otherwise mentioned.
- Fixed rate of interest are applicable for new loan as well as switch over except otherwise mentioned.

All the charges are excluding GST

RATE OF INTEREST		Processing charges	
1 (A) (i) Star Home Loan/Star Smart Home Loan/ Star Diamond Home Loan <u>In case of Individuals (Applicable to new/switch over)</u>		I- Individuals: 0.25% of loan amt. Min Rs.2500/- & Max. Rs. 20000/- II-For Firms & corporates: 0.50% of loan amt. Min Rs.5000/- & Max. Rs. 40000/- III-For builder tie up projects 0.15% of loan amt. Max. Rs. 10000/- IV-Star Diamond Home Loan: Rs. 50000/- irrespective of loan amount. Above charges are waived up to 31.12.2024 for individuals having CIBIL personal score 700 and above or -1/0 & without any adverse remarks. Also waived for non-individuals having CMR-5 or better or where CIR is not applicable.	
	Salaried		Non-salaried
CIBIL-Personal Score of 825 and above	10.60%		
CIBIL-Personal Score between 800 to 824	10.60%		
CIBIL-Personal Score between 760 and 799	10.60%		
CIBIL-Personal Score between 725 and 759	10.70%		
CIBIL-Personal Score between 675 and 724	10.80%		
CIBIL-Personal Score below 675	Women Beneficiary		
	Salaried		Non-Salaried
	11.90%		12.05%
	For Others		
	Salaried	Non-Salaried	
	11.95%	12.10%	
CIBIL-Personal Score of -1 and 0	10.90%		
1 (A) (ii) <u>Home Loans presently not linked to CIBIL Personal Score: i.e. entities other than individuals and Star Pravasi Loan</u>			
For Star Pravasi (Women Beneficiary)	10.60%		
For others	10.70%		
CRE-RH-Home Loans will attract 0.50% additional rate of interest			

2. Star Top Up Loan Rate of Interest applicable in respective Home Loan account plus premium of 0.50%	As applicable to Home Loan											
3. Star Suvidha Express Personal Loan (SSEPL) <table border="1" data-bbox="213 192 1062 277"> <tr> <td>Salaried/Pensioner</td> <td>12.10%</td> </tr> <tr> <td>Other than salaried/NRI</td> <td>13.10%</td> </tr> </table>	Salaried/Pensioner	12.10%	Other than salaried/NRI	13.10%	Rs.1000/-							
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4. Star Personal Loan Scheme <table border="1" data-bbox="213 356 1082 589"> <tr> <td colspan="2" style="text-align: center;"><u>Irrespective of loan amount & for individuals</u></td> </tr> <tr> <td>1. Fully Secured</td> <td>15.10%</td> </tr> <tr> <td>2. Clean/Unsecured</td> <td>16.10%</td> </tr> <tr> <td>For Senior Citizens aged 60 years and above & for loans up to Rs.50000.00</td> <td>14.10%</td> </tr> <tr> <td>3. Financing Secured under tie-up arrangements</td> <td>15.10%</td> </tr> </table>	<u>Irrespective of loan amount & for individuals</u>		1. Fully Secured	15.10%	2. Clean/Unsecured	16.10%	For Senior Citizens aged 60 years and above & for loans up to Rs.50000.00	14.10%	3. Financing Secured under tie-up arrangements	15.10%	<table border="1" data-bbox="1114 338 1457 506"> <tr> <td>One time @ 1.00% of loan amount Min.Rs.1000/- and Max.Rs.10000/-</td> </tr> </table> <u>Senior Citizen (60 years & above) No Processing Charges</u>	One time @ 1.00% of loan amount Min.Rs.1000/- and Max.Rs.10000/-
<u>Irrespective of loan amount & for individuals</u>												
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5. BOI Star Roof Top Solar Panel Finance <table border="1" data-bbox="213 725 1082 1072"> <tr> <td rowspan="2">For Individuals</td> <td>Above 3 KW For Home Loan Customers: 10.60%</td> </tr> <tr> <td>For Non-Home Loan Customers: 11.60%</td> </tr> <tr> <td>For Registered group housing societies/ residential welfare associations</td> <td>13.10%</td> </tr> </table>	For Individuals	Above 3 KW For Home Loan Customers: 10.60%	For Non-Home Loan Customers: 11.60%	For Registered group housing societies/ residential welfare associations	13.10%	<p style="text-align: center;">NIL</p>						
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6. Star Pensioner Loan Scheme <table border="1" data-bbox="213 1182 1070 1227"> <tr> <td>Fully Secured/clean/unsecured</td> <td>13.10%</td> </tr> </table>	Fully Secured/clean/unsecured	13.10%	<u>Senior Citizen (60 years & above) No Processing Charges</u> For other One time @ 0.50% of loan amount Min.Rs.250/- and Max.Rs.1000/-									
Fully Secured/clean/unsecured	13.10%											

7. (a) (i) Star Vehicle Loan for individuals

Four Wheelers / Super Bikes (Above Rs.5.00 Lakhs)

CIBIL Personal Score	RATE OF INTEREST (Fixed for a period of 5 years)	
	Salaried	Self Employed
CIBIL-Personal Score 825 and above	10.60%	
Between 800 & 824	10.60%	
Between 760 & 799	10.60%	
Between 725 & 759	10.70%	
Between 675 & 724	10.80%	
Below 675	Salaried	Non-salaried
	12.00%	12.10%
Score of -1 and 0	10.90%	

For Two Wheelers	Salaried	Non-Salaried/ Non-Individuals
	12.35%	12.45%
For Second hand Vehicles	12.50%	12.60%

7 (b) (i) In case of entities other than individuals

External Rating AAA/AA	10.60%
External Rating A/BBB	10.60%
CMR-3 & Better	10.60%
CMR- 4 and CMR-5	10.70%
No CMR/CMR-6 onwards	11.35%
CMR will be reckoned, if external rating is not applicable	

I- New Four Wheeler: 0.25% of limit, Min. Rs. 1000/- Max. Rs. 5000/-

II-Two Wheeler/ Old Vehicle: 1.0% of Loan Amount Min. Rs. 500/- Max. Rs. 10000/-.

Above charges are waived up to 31.12.2024 for individuals having CIBIL personal score 700 and above or -1/0 & without any adverse remarks. Also waived for non-individuals having CMR-5 or better or where CIR is not applicable

8. Star Education Loan:

A. Educational Loan as per IBA scheme

Up to Rs. 7.5 Lakhs covered under CGFSEL	12.30%
Above Rs. 7.50 Lakhs	12.10%

Concessions:

- for Girl Students: 0.50 %
- All students pursuing professional courses (Like Engineering /Medical /Management etc.) are eligible for 0.50 % interest concession.

No Processing Charges

B. Star Vidya Loan:

For studies in India in Premier Institutes Max. Rs. 40.00 lacs

Institutes as per List A, List B, List C	10.60%
No other concessions will be applicable.	

No Processing Charges

C. Pradhan Mantri Kaushal Rin Yojana

12.10 %
1 % interest concession may be provided for loanees, if the interest is serviced during the study period and subsequent moratorium period prior to commencement of repayment. No concession will be available after commencement of repayment.

NIL

D. Star Progressive Education Loan:

For Others	12.30%
Kids of our Bank staff and their respective spouse	11.30%
0.50 % concession in rate of interest to loans sanctioned for the benefit of girl students.	

NIL

9. Star Loan Against Property**(a) For individuals:**

CIBIL Personal Loan Score	Term Loan		
	Residential Property	Commercial/ Industrial Self occupied property	Commercial/ Industrial (Non Self- occupied property)
CIBIL-Personal Score of 760 and above	11.35%	11.85%	12.10%
CIBIL-Personal Score between 700 and 759	11.85%	12.35%	12.60%
CIBIL-Personal Score below 700 (Only for Review)	13.60%		
CIBIL-Personal Score of -1 & 0	12.10	12.60	12.85%

For Loan (Repayable by installments)

One time @ 1% of sanctioned loan amount Min. Rs.5000/- and Max. Rs.50000/-.

For Mortgage OD (Reducible)

0.50% of the Sanctioned limit min.Rs.5,000/- and Max. Rs.30000/- for 1st year at the time of original sanction.

0.25% of the Reviewed limit min.Rs.2,500/- & Max. Rs.15000/- for subsequent years.

For Rural areas:

Processing charges will be 75% of those normal applicable charges in respect of loans availed by borrowers from rural areas from rural branches.

- Additional 1.00% to be added in applicable ROI in for loan against open plots.
- Additional 0.25% to be added in applicable ROI for Overdraft (Reducible) facility.

9. (b) Other than Individuals: (Only Review):

Term Loan	12.60%
OD reducible	12.85%
OD Non-Reducible	13.10%

Mortgage fees:-

Limit upto Rs.10.00 lacs	Rs.5000/-
Limit exceeding Rs.10.00 lacs & upto 100 lakhs	Rs.10000/-
Loans over Rs.100 lakhs upto Rs.500 lakhs	Rs.20000/-

13. STAR MITRA PERSONAL LOAN SCHEME:

11.90%

Waived

14. STAR REVERSE MORTGAGE LOAN SCHEME	13.20%	Loan Amount	Processing Charges
		Upto Rs.5 lacs	Rs.1250
		Upto Rs.10 lacs	Rs.2500
		Upto Rs.20 lacs	Rs.5000
		Upto Rs.25 lacs	Rs.6250
		Valuation report fees and Advocates fees to be borne by the borrower. Annual Service Charge @ 0.25% on the loan amount outstanding/recoverable at the time of annual review.	

A. Access to own credit report – Charges per report Rs.50/-

B. CERSAI registration Fees:

S. No	Nature of transaction to be Register	Amount of fee payable
1.	Particulars of creation or modification of security interest by way of mortgage by deposit of title deeds.	Rs.100/- for creation and for any subsequent modification of security interest for a loan above Rs.5 lakh. For a loan upto Rs.5 lakh, the fee would be Rs.50/- for both creation and modification of security interest.
2.	Particulars of creation or modification of security interest by way of mortgage of immovable property other than by deposit of title deeds	NIL
3.	Particulars of creation or modification of security interest in hypothecation of plant and machinery, stocks, debt including book debt or receivables, whether existing or future.	Rs.100/- for creation and for any subsequent modification of security interest for a loan above Rs.5 lakhs. For a loan upto Rs.5 lakh, the fee would be Rs.50/- for both creation and modification of security interest.
4.	Particulars of creation or modification of security interest in intangible assets, being know-how, patent, copyright, trade mark, Licence, franchise or any other business or commercial right of similar nature	Rs.100/- for creation and for any subsequent modification of security interest for a loan above Rs.5 lakhs. For a loan up to Rs.5 lakh, the fee would be Rs.50/- for both creation and modification of security interest.
5.	Particulars of creation or modification of security interest in any under construction residential or commercial building or a part thereof by an agreement or instrument other than by mortgage.	Rs.100/- for creation and for any subsequent modification of security interest for a loan above Rs.5 lakhs. For a loan up to Rs.5 lakh, the fee would be Rs.50 for both creation and modification of security interest.
6.	Particulars of satisfaction of charge for security interest filed	NIL
7.	Particulars of securitization or reconstruction of financial assets	Rs.500/-
8.	Particulars of satisfaction of securitization or reconstruction transactions	Rs.50/-
9.	Any application for information recorded/maintained in the Register by any person	Rs.10/-
10.	Any application for condonation of delay up to 30 days	Not exceeding 10 times of the basic fee, as applicable

ADDITIONAL FEE APPLICABLE FOR DELAY IN FILING OF RECORDS WEF 22.1.2016

Sr. No.	Number of days of delay in filing of chargeable transaction	Additional fee to charged	Illustration
1	From 31 to 40 days	Twice the amount of applicable fee	If the applicable fee is Rs.100/- then additional fee applicable will be Rs.200/-
2	From 41 days to 50 days	Five times the amount of applicable fee	If the applicable fee is Rs.100/- then additional fee applicable will be Rs.500/-
3	From 51 days to 60 days	Ten times the amount of applicable fee	If the applicable fee is Rs.100/- then additional fee applicable will be Rs.1000/-

Provided that where particulars of transaction of creation or modification of more than one security interest are filed by a person, the fee payable by such person shall be the one that is the highest among the fee prescribed for security interest for which particulars of creation or modification are filed by such persons.