

Rate of Interest of Retail Lending Schemes w.e.f.01st June 2020

EBLR as on 01.06.2020 is 6.80%; i.e. RBI Repo Rate (4.00%) + Spread (2.80%)

1.UNION HOME/ AWAS

A.Floating rate (for maximum tenor up to 30 years) Loan amount up to Rs.30.00 Lakh:

S. No.	CIBIL score	LTV	Salaried	Non-Salaried	Men	Women	ROI (EBLR + /- Premium%)	Effective ROI
1	700 & above	<75%	✓	-	✓	-	EBLR - 0.05%	6.75%
2	700 & above	<75%	✓	-	-	✓	EBLR - 0.10%	6.70%
3	700 & above	<75%	-	✓	✓	-	EBLR + 0.10%	6.90%
4	700 & above	<75%	-	✓	-	✓	EBLR + 0.05%	6.85%
5	700 & above	>75% - ≤80%	✓	-	✓	-	EBLR	6.80%
6	700 & above	>75% - ≤80%	✓	-	-	✓	EBLR - 0.05%	6.75%
7	700 & above	>75% - ≤80%	-	✓	✓	-	EBLR + 0.10%	6.90%
8	700 & above	>75% - ≤80%	-	✓	-	✓	EBLR + 0.05%	6.85%
9	700 & above	>80% - ≤90%	✓	-	✓	-	EBLR + 0.10%	6.90%
10	700 & above	>80% - ≤90%	✓	-	-	✓	EBLR + 0.05%	6.85%
11	700 & above	>80% - ≤90%	-	✓	✓	-	EBLR + 0.20%	7.00%
12	700 & above	>80% - ≤90%	-	✓	-	✓	EBLR + 0.15%	6.95%
13	Below 700	<75%	✓	-	✓	-	EBLR + 0.10%	6.90%
14	Below 700	<75%	✓	-	-	✓	EBLR + 0.05%	6.85%
15	Below 700	<75%	-	✓	✓	-	EBLR + 0.20%	7.00%
16	Below 700	<75%	-	✓	-	✓	EBLR + 0.15%	6.95%
17	Below 700	>75% - ≤80%	✓	-	✓	-	EBLR + 0.10%	6.90%
18	Below 700	>75% - ≤80%	✓	-	-	✓	EBLR + 0.05%	6.85%
19	Below 700	>75% - ≤80%	-	✓	✓	-	EBLR + 0.20%	7.00%
20	Below 700	>75% - ≤80%	-	✓	-	✓	EBLR + 0.15%	6.95%
21	Below 700	>80% - ≤90%	✓	-	✓	-	EBLR + 0.20%	7.00%
22	Below 700	>80% - ≤90%	✓	-	-	✓	EBLR + 0.15%	6.95%
23	Below 700	>80% - ≤90%	-	✓	✓	-	EBLR + 0.30%	7.10%
24	Below 700	>80% - ≤90%	-	✓	-	✓	EBLR + 0.25%	7.05%

Floating rate (for maximum tenor of up to 30 years) Loan amount above Rs.30 Lakh to Rs.75 lakh:

CIBIL Score	Rate of Interest			
	Salaried		Non-salaried	
	Male	Female	Male	Female
700 & above	EBLR+0.20%= 7.00%	EBLR+0.15%= 6.95%	EBLR+0.20%= 7.00%	EBLR+0.15%= 6.95%
Below 700	EBLR+0.30%= 7.10%	EBLR+0.25%= 7.05%	EBLR+0.30%= 7.10%	EBLR+0.25%= 7.05%

Floating rate (for maximum tenor of up to 30 years) Loan amount above Rs.75 lakh:

CIBIL Score	Rate of Interest			
	Salaried		Non-salaried	
	Male	Female	Male	Female
700 & above	EBLR+0.25% = 7.05%	EBLR+0.20% = 7.00%	EBLR+0.25% = 7.05%	EBLR+0.20% = 7.00%
Below 700	EBLR+0.35% = 7.15%	EBLR+0.30% = 7.10%	EBLR+0.35% = 7.15%	EBLR+0.30% = 7.10%

B. Fixed Rate (for maximum 5 years)

Loan Amount	Rate of Interest
Upto Rs.30 Lakh	11.40%
Rs.30 Lakh to Rs.50.00 Lakh	12.40%
Rs.50 lakh to Rs.200 Lakh	12.65%

2. SMART SAVE:

Loan Amount	CIBIL Score	Rate of Interest	
		Salaried	Non-salaried
Up to Rs. 30 lakh	700& above	EBLR+0.25% = 7.05%	EBLR+0.35% = 7.15%
	Below 700	EBLR+0.35% = 7.15%	EBLR+0.45% = 7.25%
Above Rs.30 lakh to Rs. 75 lakh	700 & above	EBLR+0.45% = 7.25%	EBLR+0.45% = 7.25%
	Below 700	EBLR+0.55% = 7.35%	EBLR+0.55% = 7.35%
Above Rs.75 lakh	700 & above	EBLR+0.75% = 7.55%	EBLR+0.75% = 7.55%
	Below 700	EBLR+0.85% = 7.65%	EBLR+0.85% = 7.65%

3: COMMERCIAL REAL ESTATE - Residential Housing (CRE):

		Salaried	Non-salaried
Up to Rs. 30 lakh	700& above	EBLR+1.00% = 7.80%	EBLR+1.10% = 7.90%
	Below 700	EBLR+1.10% = 7.90%	EBLR+1.20% = 8.00%
Above Rs.30 lakh to Rs. 75 lakh	700 & above	EBLR+1.20% = 8.00%	EBLR+1.20% = 8.00%
	Below 700	EBLR+1.30% = 8.10%	EBLR+1.30% = 8.10%
Above Rs.75 lakh	700 & above	EBLR+1.30% = 8.10%	EBLR+1.30% = 8.10%
	Below 700	EBLR+1.35% = 8.15%	EBLR+1.35% = 8.15%

4. UNION MILES

Type of vehicle	CIBIL score	Reference Rate (D)	Premium (E)	Effective ROI (D+E=F)
New 4 Wheeler	700 & above	EBLR	0.60%	7.40%
	below 700	EBLR	0.70%	7.50%
New 2 Wheeler	700 & above	EBLR	3.10%	9.90%
	below 700	EBLR	3.20%	10.00%
Old 4 Wheeler (Not older than 3 years)	700 & above	EBLR	3.60%	10.40%
	below 700	EBLR	3.70%	10.50%

5. UNION EDUCATION

Covered under CGFSEL					
Quantum of loan	Reference Rate (D)	Premium		Effective ROI	
		For Male Student (E)	For Female Student (F)	For Male Student (D+E)	For Female Student (D+F)
Up to ₹ 7.50 lakh	EBLR	2.00%	2.00%	8.80%	8.80%

Not covered under CGFSEL					
Quantum of loan	Reference Rate (D)	Premium		Effective ROI	
		For Male Student (E)	For Female Student (F)	For Male Student (D+E)	For Female Student (D+F)
Up to ₹ 4.00 lakh	EBLR	3.25%	2.75%	10.05%	9.55%
>₹4.00-₹7.50 lakh	EBLR	3.00%	2.50%	9.80%	9.30%
Above ₹ 7.50 lakh	EBLR	2.10%	1.60%	8.90%	8.40%

6. UNION EDUCATION LOAN FOR ISB STUDENT:

Course Name	Reference Rate (D)	Premium (E)	Effective ROI (D+E=F)
Post Graduate Programme in Management (PGPM)	EBLR	---	6.80%
Post Graduate Programme in Management for working Professionals (PGP-PRO)	EBLR	0.20%	7.00%
Post Graduate Programme in Management for Senior Executives (PGPMAX)	EBLR	0.20%	7.00%

7. UNION EDUCATION-SPECIAL EDUCATION LOAN SCHEME

Course Name	Reference Rate (D)	Premium (E)	Effective ROI (D+E=F)
Special Scheme for students of Premier Management & Technical institutes			
For Male Student	EBLR	0.10%	6.90%
For Female/SC/ST/Minority Students	EBLR	0.10%	6.90%
Special scheme for students of Tier-II Management & Technical Institutes			
For Male Student	EBLR	1.75%	8.55%
For Female/SC/ST/Minority Students	EBLR	1.25%	8.05%

8. UNION EDUCATION - SKILL DEVELOPMENT

Quantum of loan	Reference Rate (D)	Premium		Effective ROI	
		For Male Student (E)	For Female Student (F)	For Male Student (D+E=G)	For Female Student (D+F=H)
Skill Development Loan without deviation to be covered under CGFSSD	EBLR	1.50%	1.50%	8.30%	8.30%
Skill Development Loan with deviation if any & not covered under CGFSSD	EBLR	3.25%	2.75%	10.05%	9.55%

9. UNION MORTGAGE

Type of Property	CIBIL score	Reference Rate (D)	Premium (E)	Effective ROI (D+E=F)
Residential Property (Self occupied /Tenanted) - Excluding open plots	700 & above	EBLR	3.00%	9.80%
	below 700	EBLR	3.10%	9.90%
Non-Residential but self occupied commercial / industrial properties - Excluding open plots	700 & above	EBLR	3.50%	10.30%
	below 700	EBLR	3.60%	10.40%
Non-Residential properties which are not self occupied like school/College Buildings, Hospital leased to third parties, Multi tenanted commercial building - Excluding open plots.	700 & above	EBLR	3.75%	10.55%
	below 700	EBLR	3.85%	10.65%

10. UNION MORTGAGE PLUS

- 1% above the ROI of Home Loan account against which Mortgage Plus loan is extended without factoring concession
- Borrowers with CIBIL Score of below 700 to be charged additional borrower risk premium of 0.10%
- In case of Staff Home loan borrowers, the applicable ROI for Union Mortgage PLUS will be 1% above the applicable ROI on the Union Home Loan Scheme.

11. UNION PERSONAL

Schemes	CIBIL score	Reference Rate (D)	Premium (E)	Effective ROI (D+E=F)
Union Personal - Under Tie-up	700 & above	EBLR	4.10%	10.90%
	below 700	EBLR	4.20%	11.00%
Union Personal - Under Non Tie-up	700 & above	EBLR	5.10%	11.90%
	below 700	EBLR	5.20%	12.00%
Union Personal- For Non-Salaried Individuals	700 & above	EBLR	6.10%	12.90%
	below 700	EBLR	6.20%	13.00%
Where employer undertaking available	700 & above	EBLR	2.10%	8.90%
	below 700	EBLR	2.20%	9.00%
Where employer undertaking not available	700 & above	EBLR	3.60%	10.40%
	below 700	EBLR	3.70%	10.50%

12. SPECIAL RETAIL LENDING SCHEME FOR GOVERNMENT EMPLOYEE, SRLGE :

Scheme	
UNION HOME	To be guided by ROI as per Point No 1,2,3 & 4

UNION MORTGAGE	Residential Property	CIBIL 700 & above	EBLR	1.60%	8.40%
		Below 700	EBLR	1.70%	8.50%
	Non-residential but self occupied Commercial / Industrial properties - Excluding open plot	CIBIL 700 & above	EBLR	3.50%	10.30%
		Below 700	EBLR	3.60%	10.40%
	Non-residential properties which are not self occupied, Multi tenanted commercial building - Excluding open plots	CIBIL 700 & above	EBLR	3.75%	10.55%
		Below 700	EBLR	3.85%	10.65%

UNION MILES	NEW 4 -WHEELER	CIBIL 700 & above	EBLR	0.35%	7.15%
		Below 700	EBLR	0.45%	7.25%
	NEW 2 -WHEELER	CIBIL 700 & above	EBLR	1.60%	8.40%
		Below 700	EBLR	1.70%	8.50%
	OLD 4 -WHEELER	CIBIL 700 & above	EBLR	2.10%	8.90%
		Below 700	EBLR	2.20%	9.00%

UNION EDUCATION	FOR ALL EDUCATION LOAN (IRRESPECTIVE OF LOAN AMT.)	EBLR	2.10%	8.90%
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UNION PERSONAL	WHEREVER EMPLOYER UNDERTAKING AVAILABLE	CIBIL 700 & above	EBLR	2.10%	8.90%
		Below 700	EBLR	2.20%	9.00%
	WHEREVER EMPLOYER UNDERTAKING NOT AVAILABLE	CIBIL 700 & above	EBLR	3.60%	10.40%
		Below 700	EBLR	3.70%	10.50%