



Unlock the value in your home



A GUIDE TO REVERSE MORTGAGES

I am excited to be partnering with HomeEquity Bank to spread the word about Reverse Mortgages, as they have helped thousands of older Canadian homeowners live the retirement they have always dreamed about.

As a professional figure skater, I understand how hard you have worked to achieve your dreams. Your home has increased in value over the years and you could use the money to live on, but you don't want to sell your home that means so much to you. With a CHIP Reverse Mortgage, you don't have to.

With a CHIP Reverse Mortgage you can stay in the comfort of your home without having to move or sell, make no monthly payments, and live a financially stress-free retirement on your own terms.

This brochure will help you explore how a CHIP Reverse Mortgage works and the many benefits it offers. You have worked hard to build your home, now let your home take care of you.

Kurt Browning, CM

Four-time World Champion figure skater, four-time Canadian National Champion, choreographer and commentator



What is a reverse mortgage?



A reverse mortgage is a way for homeowners 55 or older to turn up to 55%* of the value of the home into tax-free cash.



It's a loan secured against the value of the home, but unlike a traditional home equity line of credit or a conventional mortgage it does not require monthly mortgage payments for as long as you live in your home.

You always maintain ownership and control of your home.

Your Obligations

You are required to pay your property taxes and home insurance, and keep your property well maintained.





Benefit from your investment

You've worked hard to own your home.
Now get your home working for you:

- Pay off debts
- Renovate or make your home more accessible
- Handle unexpected expenses
- Help your children or grandchildren
- Improve your day-to-day standard of living
- Make a special trip or purchase



The CHIP difference

- Get up to 55%* of the value of your home
- Stay in your home
- Maintain full ownership and control
- No payments required unless you choose to move or sell
- Receive the money tax-free

How do I qualify?

CHIP is designed exclusively for Canadian homeowners 55+

55+

- You and your spouse are both 55+
- Your home is your principal residence
- Any loans secured by your home (e.g. mortgage or home equity line of credit) must be less than funds available from CHIP



CALL OR VISIT YOUR LOCAL MORTGAGE BROKER

How CHIP works

› CONTACT

Contact your local mortgage broker for more information on a CHIP Reverse Mortgage.



› MAKE A DECISION

If you decide to proceed, your mortgage broker will help you arrange for an independent appraisal of your home.



› FILL OUT APPLICATION

Once the appraisal has been received, your mortgage broker will help you complete an application, confirm the amount of money you qualify for and answer any questions you may still have.



› SPEAK TO A LAWYER

Before you make a commitment, you are required to seek legal advice from an independent lawyer of your choice. If you don't have an independent lawyer, your local mortgage broker or HomeEquity Bank can assist you in finding one.



› RECEIVE YOUR TAX FREE MONEY



Q&A



HOW MUCH MONEY CAN I GET?

The amount you are eligible to receive depends on your age, age of your spouse, your home value, type of property and location of your home.



DO I HAVE TO MAKE ANY PAYMENTS?

No, there are no mortgage payments required until you move or sell your home.



CAN I LOSE MY HOME?

You will remain the owner of your home. We will never ask you to move or sell, provided you: pay your property taxes and home insurance, and keep your property well maintained.



93% of Canadian seniors **want to age in place**

DO I KEEP THE EQUITY LEFT IN THE HOME?



In our many years of experience, over 99% of homeowners have money left over when their CHIP Reverse Mortgage is repaid. And on average, the amount left over is more than 50% of the value of the home.

The reasons for this remaining equity are:

- The conservative limit (up to 55%*) we put on the amount that is made available to you;
- The fact that most homes continue to increase in value.

WILL MY GOVERNMENT BENEFITS BE AFFECTED?



No, CHIP will not affect any government benefits you may receive, such as Old Age Security (OAS), Canada Pension Plan (CPP), or Guaranteed Income Supplement (GIS).

WHAT IF I ALREADY HAVE A MORTGAGE?



We will first pay off your existing mortgage and then give you the remaining proceeds.

Carol's story

Right sizing instead of downsizing



"My husband and I worked hard all our lives and prepared for retirement as well as we could. But after he passed away, I realized that our home was too much for me to manage by myself. When I looked at my options for downsizing, I was concerned that I wouldn't be able to afford a townhouse or condo closer to my family.

My mortgage broker told me that CHIP could be used to help me purchase the new townhouse I wanted. With a CHIP Reverse Mortgage, my broker explained, the purchase price of the new house can consist of the down payment (proceeds of the sale) and the reverse mortgage.

With CHIP, I was able to afford the townhouse I wanted in my desired neighbourhood and still have some money left just in case.

I couldn't be happier that CHIP helped me find the home that was right for me."

94% of clients
RECOMMEND a
CHIP Reverse
Mortgage



The CHIP difference



- Eliminate risk of losing home
- Gain control and peace of mind
- No mortgage payments unless you choose to move or sell

Bill & Linda's story

Renovations gone right



“It’s been nearly 35 years, but we still remember the day we bought our house. It was so empty, we joked the only way we could fill this space would be to have another child... or perhaps buy a dog.

Over the years, our three children did more than just fill the space – they turned our house into our home. But the wear and tear of a home well-lived now meant we had a few major repairs to address. We also wanted to upgrade our kitchen so there would be room for our children, and all of our grandchildren, to celebrate birthdays, holidays and more together.

CHIP gave us tax-free access to the money we’d invested in our home years ago. We were able to tackle all of the big projects, and many of the smaller ones as well. Our home feels completely refreshed! CHIP gave us the freedom to renovate, and our home is as full as its ever been... just the way we like it.”

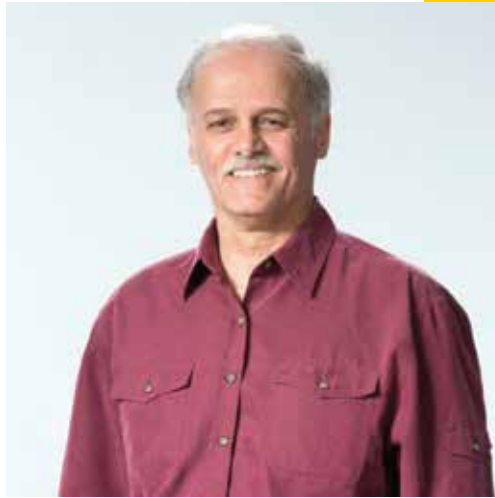
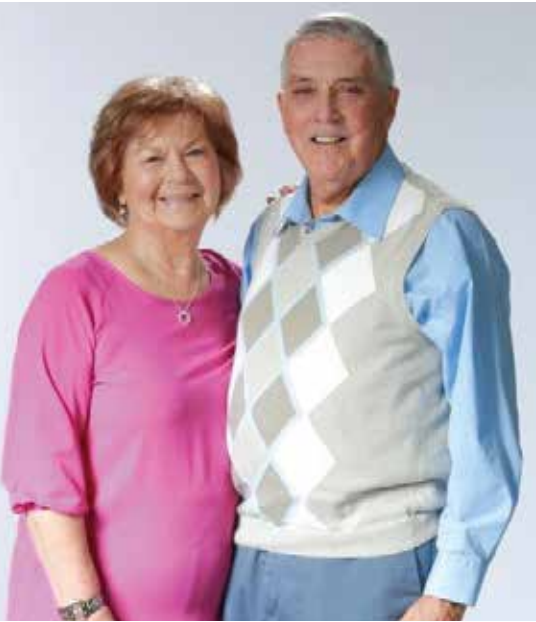
The CHIP difference



- Money when you need it
- Spend however you wish
- Tax-free

Client Testimonials

After receiving information from their local mortgage broker



John A.

Ed and Bea F.

“We looked at our options and we decided this was the best thing for us, and it has been the best thing we’ve done. It truly is.”

“The CHIP Reverse Mortgage has actually given me my life on my terms.”



Richard M.

“I have secured my living, I don't have to worry... It was the best financial decision.”



Jan and Jack M.

“A CHIP Reverse Mortgage has definitely given us a great peace of mind. It has really enabled us to enjoy our retirement.”



Victor Z.

“The CHIP Reverse Mortgage allowed me to keep my home, it allowed me to do whatever I wish... the power of CHIP can change your life.”



A more comfortable retirement
on your terms, in your home.

We can help.

Contact your local mortgage
broker to learn more and get
your free estimate.