

# Residential mortgage checklist

## Barbados



0009-780 (07/2022)

At RBC Royal Bank™ we are committed to making banking convenient and easy. For your Mortgage, we require the following documents in order to begin your home-owning journey:

### All clients

- Two (2) of the following valid forms of photo identification: Passport, Voter's registration or Driver's License. (Where applicable, name changes must be evidenced by Marriage License, Affidavits or Deed Poll)
- Proof of permanent address - not older than three (3) months; e.g. Utility Bill, Tax Assessment
- Proof of occupational income e.g. Job letter addressed to RBC Royal Bank (Barbados) Limited stating employment - not older than three (3) months
- Most recent full monthly pay slip(s)
- Non-RBC clients – bank statements for three (3) months (where income/salary is deposited). Online statements are acceptable
- Bank reference letter addressed to RBC Royal Bank (Barbados) Limited **(for non-nationals only)**
- Statement balance of all existing debt (if applicable)
- Confirmation of down payment

### Self-employed clients

- Financial statements for the last two (2) years supported by income tax assessment notices
- Twelve (12) months bank statements to support **unaudited** financial statements

### Additional documents

#### Purchasing a Residential Home

- Deed for property to be purchased Sale/Purchase Agreement
- Land & building taxes receipt (up to date)
- Current valuation report - refer to a Mortgage Specialist for ordering of valuations

#### Purchasing a Townhouse /Condominium /Apartment by a Property Management Company

- Articles of Association
- Bylaws and Certificate of Continuance
- Copy of owner's Share Certificate

### For Construction or Renovation

- Approved building plans
- Copy of builder's /contractor's estimates (signed by builder indicating full name, address and telephone number where applicable)
- Two (2) references for the builder /contractor
- Quantity Surveyor's Report (refer to the panel of Appraisers/Quantity Surveyors below)
- Confirmation of Cost Overruns

Please note: Additional documents may be required and would be advised by our Mortgage Specialist

### Appraisers / Quantity Surveyors

Names	Address	Contact Information
BCQS-Glenfield	P.O. Box 1146, Bridgetown, St. Michael or Hythe House, Welches, Christ Church	428-8091 428-7938
H. F. Toppin Associates Ltd.	P.O Box 53 Welches, St. Michael	426-8839 426-6598
Franklin Group Inc.	Franklin House, Wildey St. Michael	437-6080 436-4431
DAS Construction Engineering Ltd	P. O. Box 380, Bridgetown, St. Michael	231-8165
Charles Nichols	Lot 60 Lowland Park, Christ Church	428-5805 262-2643
Felicity Limited	Four Roads, St. Philip	416-5027
Doug's Realty	1st. Floor, #5 "Sterling", 8th Avenue Belleville, St. Michael	426-7108
Cooper Kauffman Ltd	Clevelands, Brittons Cross Road, St. Michael	436-0440
Tower Consultants Ltd	Dover Court, Maxwell Main Road, Christ Church	420-3501
Ronald Stoute & Sons Ltd	Castle Close Complex Sam Lord's Castle, St. Philip	423-6800
A.N Kirton Inc	29 Flamboyant Avenue, Sunset Crest, St. James	432-7191
Terra Caribbean	Worthing, Christ Church	430-3790
Realtor's Limited	Holetown, St. James	432-6930
Alleyne Aguilar & Altman Ltd	Derrick, St. James	432-0840

Should you need to speak to a Mortgage Specialist kindly contact us at 467- 4000  
Thank you for making us your first choice.