

Terms and Conditions

1. Preferential deposit interest rate under the Deposit Linked Mortgage (“Preferential Deposit Interest Rate”) is equivalent to the interest rate of the linked mortgage loan (“the Loan”) and subject to change from time to time at the Bank’s sole discretion.
2. Saving deposit limit for enjoying Preferential Deposit Interest Rate (“Deposit Limit”) under the Deposit Linked Mortgage is equivalent to 50% of the outstanding principal of the Loan and subject to change from time to time at the Bank’s sole discretion. Deposit amount exceeding the Deposit Limit for the Deposit Linked Mortgage will be given interest at the rate of the respective savings account as quoted by the Bank from time to time.
3. The Preferential Deposit Interest Rate is only applicable to the Hong Kong dollars deposit in the BEA Hong Kong Dollar Savings Account or the Savings Account of BEA All-in-one account as designated by you and agreed by the Bank (“Designated Account”). The Designated Account must be the direct debit authorization account for repayment of the Loan. The Designated Account’s account holder must be one or more of the borrowers (in the case that the mortgage loan borrower is a shell company, the Designated Account’s account holder must be in the name of the shell company or one or more of the guarantors.)
4. One deposit linked mortgage loan (“DLM Loan”) shall only be linked with one Designated Account. One Designated Account may be linked with more than one DLM Loan subject to the approval of the Bank. For the latter case, (i) the DLM Loan with highest interest rate shall first be applied to determine the first tier Deposit Limit with the corresponding Preferential Deposit Interest Rate in a Designated Account and (ii) the DLM Loan with second highest interest rate shall then be applied to determine the second tier Deposit Limit with the corresponding Preferential Deposit Interest Rate in the same Designated Account, and so on.
5. Preferential Deposit Interest Rate will be terminated and cancelled by the Bank when:
 - (i) There is any overdue amount in mortgage loan repayment;
 - (ii) The Designated Account is terminated or cancelled; or
 - (iii) The Loan has been fully repaid
6. PanAsian SuperFirst Mortgage Financing Program, Reverse Mortgage Program, Hospital Authority Home Loan Interest Subsidy Scheme (HLISS), Hospital Authority Downpayment Loan Scheme, Bridging Loan, Standalone Car Parking Space and Non-Residential Property are not eligible for Deposit Linked Mortgage.
7. Deposit Linked Mortgage is not applicable for loan amount less than HKD1 million.
8. BEA reserves the sole right to vary or cancel any or all of the offers under the Deposit Linked Mortgage and/or amend or alter the above Terms and Conditions at any time with appropriate notice. In the event of any dispute, the decision of BEA shall be final and conclusive.