DLC TruWest Mortgage

Dil Aneja - BC & AB

778.708.1528

SELF-EMPLOYED MORTGAGE CHECKLIST

You run a business. The bank reads your tax return, sees a small income, and says no. These are the papers that show the full picture. Gather them before you apply and your file moves faster.

Everyone brings

- [ ] Photo ID (driver's licence or passport)
- [ ] Last 2 years of CRA Notices of Assessment (NOAs)
- [ ] Taxes paid up to date - money owing to the CRA stops most files
- [ ] Last 3 months of bank statements
- [ ] Last 12 months of business bank statements
- [ ] Proof of your down payment, and where it came from

Sole proprietors add

- [ ] Last 2 years of T1 tax returns, with your business statement (T2125)
- [ ] Business licence or registration

Incorporated? Add these

- [ ] Last 2 years of T2 corporate tax returns
- [ ] Company financial statements for the last 2 years
- [ ] Your T4 (salary) or T5 (dividends) slips
- [ ] Articles of incorporation

Write off a lot of income? That is normal.

Some lenders only read your tax return. Others add back deductions, look at your business deposits, or use stated-income programs. Picking the right lender is most of the battle - that is our job.

Get your self-employed file reviewed - free

A 20-minute call with Dil - no credit check to talk, no obligation

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General information only - not financial advice. The documents a lender asks for depend on the lender and the program. DLC TruWest Mortgage is a Dominion Lending Centres brokerage, licensed in British Columbia and Alberta.