



## LOAN HIGHLIGHTS

Loan Type:  
**Bridge Loan**

Loan Term:  
**3 years**

Amortization:  
**Interest-Only**

Recourse:  
**Non-Recourse**

LTV:  
**67%**

Lien Position:  
**1st Trust Deed**

Loan Amount: **\$16,000,000**

Property Type: **Multifamily**

Location: **Montgomery, AL**

### CHALLENGES

- Our borrower was looking to purchase two multifamily properties, totaling 393-units, in Montgomery, Alabama. They were looking to renovate the units and to increase occupancy since more than 1/3 of the units had been vacant for more than a year.
- They needed a lender that was willing to take the time to understand the condition of each building and structure a loan that would allow them to fully execute their business plan.
- The borrower was looking for certainty of execution.

### SOLUTIONS

- We took the time to understand our borrowers needs and created a flexible loan structure that provided the borrower capital for Capex and unit renovations so they would be able to lease up the units.
- We worked with the borrower through the entire purchase process and gave them the peace of mind we would execute as promised.
- We were comfortable with the sponsor's experience and knew that we could help them successfully execute their business plan.

Custom solutions and quick funding