



A&D/Construction Financing

TYPES OF PROJECTS: ALL PROPERTY TYPES CONSIDERED, PAST FOCUS HAS BEEN ON HOTELS, RESORTS, CONDOMINIUM DEVELOPMENTS, RETAIL, STORAGE, REHABS AS WELL.

**Development money-
We Got It!!!**



**Our Goal Is Simple.....
To Help You Reach
Yours!**

**REAL ESTATE
CAPITAL ADVISORS**

BLUE NOTE ASSETS

PHN: (888) 835-3640
www.bnassets.com

Loan To Value

- UP TO 70% LTC
- 80% LTC POSSIBLE

Terms

- UP TO 6 MONTHS -5 YEARS WITH 20 YEAR AMORTIZATION SCHEDULE.or INT ONLY

Fees

- VARY BY LOAN TYPE.
- Collateral**
- FIRST LIEN ON ASSETS FINANCED.

Estimated Time
GENERALLY WITHIN 30-90 DAYS AFTER ALL DOCUMENTS ARE RECEIVED.
15 day close on Bridge financing. Varies by program
\$5,000,000 minimum-\$100,000,000

SUBMIT THE FOLLOWING

- Business Plan
- Copy of: Proformas, Budgets, Cost Estimates
- Site Identification Map with: Aerial Photos, Site Photos
- Preliminary title report
- Appraisal of Property (if available)
- "As-Is" Valuation
- Feasibility Study
- Environmental Site Assessments
- Environmental Impact Statements (EIS/EIR)
- Subdivision Approval Documents
- Development Agreement
- Building Site Plans
- Entitlements (already done)
- Copy of: Permits
- Market study
- Absorption Information
- Pre-sale/Pre-lease Information
- Exit Strategy



Private Money available for domestic and Canadian construction projects. Terms and structure vary by deal. All properties and project types considered but only **STRONGER DEALS** will be done. Must be able to service debt during construction period. **EXPERIENCED LOCAL & NATIONAL DEVELOPERS WITH STRONG PROJECTS** MUST have hard CASH into the deal. Funding generally starting at \$5 Million. Smaller deals considered as well with other capital options.

LET US BE YOUR FINANCE DEPARTMENT!