



Grand Pacific

Bridge Loan Program

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|-----------------------------|---|
| Amount: | \$1,000,000 - \$8,500,000 |
| Property Type: | Retail, Mixed-Use, Office, Multi-Family, Light Industrial/Warehouse, Single Family Residence (non-owner occupied), Special-purpose |
| Lending Areas: | California, Texas, Colorado |
| Term: | Up to 24 months |
| Interest Rate: | Minimum 2.99% over WSJ Prime |
| Maximum LTV: | Residential - 80% can be based off stabilized value/Proforma/ ARV Commercial - 75% can be based off stabilized value/Proforma/ ARV |
| Maximum LTC: | 80% based on total project Cost |
| Repayment: | Interest Only (IO) |
| Lien Position: | 1 st lien |
| Lender Loan Fee: | Varies |
| DSCR: | Interest reserve available |
| Funding May Include: | Purchase Cost, Refinance Cost, Rehab Cost, Interest Reserve, Tenant Improvement Cash-out |

For New Loan Inquiries:

Please call
(323) 780-0855
or visit us at
www.gpusa.com