

LAND PROGRAM



About BridgeInvest

BridgeInvest is a leading provider of **short-term, senior-position** CRE bridge loans targeting **opportunistic and value-add transactions in the Southeast & Central U.S.** The firm's land program offers borrowers flexible, non-recourse financing for **prime land acquisitions** in urban, in-fill locations with **clear development potential**.

Land Lending Parameters:

Loan Amount:	\$5 – \$50 million
Interest Rate:	6.99% – 9.99% + LIBOR
Loan Term:	12 – 24 months + Extensions
Amortization:	Interest-only
Security:	First Mortgage Lien or Deed of Trust
Loan-to-Value:	Up to 55%
Loan-to-Cost:	Up to 60%
Origination/Exit Fees:	2 – 3%
Minimum Yield:	6 – 12 months
Recourse:	Non-recourse
Sponsorship:	No minimum experience required
Location:	Infill & developed suburbs only
Loan Types:	Predevelopment to construction, acquisition, refinance, cash-out, loan purchase & ground lease
Geographical Focus:	Southeast & Central U.S. Primary and secondary markets

FOR MORE INFORMATION, PLEASE CONTACT:

Southeast US

Jon Gitman

Jon@BridgeInvest.com
305-749-9887, Ext. 3

Alec Raich

Alec@BridgeInvest.com
305-705-5361

Central US

Trent Brown

Trent.Brown@BridgeInvest.com
214-790-3206



REPRESENTATIVE TRANSACTIONS

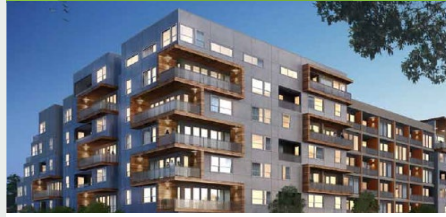
\$11,000,000



Mixed-Use Land

Refinance & Predevelopment
San Antonio, TX

\$6,000,000



Condominium Land

Acquisition & Predevelopment
Atlanta, GA

\$33,000,000



Condominium Land

Refinance & Predevelopment
Miami, FL

\$12,450,000



Mixed-Use Land

Refinance
West Palm Beach, FL

\$8,000,000



Multifamily Land

Refinance
Miami, FL

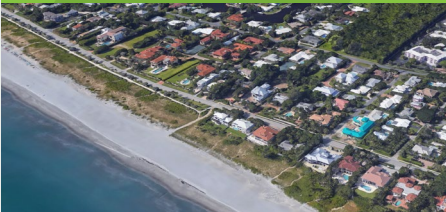
\$36,500,000



Mixed-Use Portfolio

Refinance
Boca Raton, FL

\$11,237,500



Mixed-Use Portfolio

Acquisition
Delray Beach, FL

\$8,000,000



Industrial Land

Acquisition
Miami, FL

\$19,000,000



Condominium Land

Acquisition
Miami, FL

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