

FundingEdge & Power2Fund

Creative EDGE in Commercial Real Estate & Biz' Finance

PROGRAMS INFO



- **Commercial Real Estate & Business Finance**
- **Good, Bad & Ugly Situations (BK's / Foreclosures)**
- **A - D Credit**

Commercial Prop. Loan

- \$250K - \$10M
- Bank Statements Ok for Debt Servicing
- Up to 75% LTV of 'As Is' Value
- Competitive Rates

Conventional Loans

- \$500k - \$15M+
- Refinance, Cash-Out & Acquisition
- Up to 75% - 80% LTV of 'As Is' Value
- Competitive Rates

Private Money (\$1M - \$50M)

- Nationwide (program varies by state)
- Most Commercial Real Estate Types
- Acquisition, Refi, Value-add, default note purchase, and time sensitive transactions

Private Money (\$250k - \$12M)

- Nationwide (program varies by state)
- Most Commercial Property Types
- No Minimum Fico Score Requirements
- Foreclosures, BK's & Discounted Notes

Low Doc / Soft Money

- \$250k - \$15M
- Nationwide (program varies by state)
- Income producing properties
- Up to 75% - 80% LTV

Land (Raw Land, Developments, Ranches/ AG)

- \$250k - \$5m & \$5m - \$50m
- Texas & Nationwide (program varies by state)
- 50% - 60% LTV Max 'As Is' Value
- Developments up to 60% 'Projected Value'

Churches 'Non-Church Specific Props'

- \$250k - \$10m+
- Nationwide – Soft Money & Private Money
- Non-Church Specific Properties

Foreign Nationals

- \$250k - \$15m & Developments up to \$25m
- Commercial Properties & Land
- Soft Money & Private Money Available

Oil & Gas Royalty Finance

- Oil & Gas Royalty Loans
- Must have proof of current royalties

CannaProps

- 420 Props \$250k - \$20m+
- Soft Money & Private Money

Let's work together to get deals done!

Feel free to contact us with any questions or to discuss a scenario (210) 249-2111 & (830) 331-4030, or email newapps@power2fund.com.

FundingEdge & Power2Fund Team

**Brokers Protected*



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