



Pacific Mortgage Master

www.pacificmortgagemaster.com

(800) 714-5175

Commercial Construction Loan

Advantages/Program Highlights!

This program is designed to provide a business loan to a Builder constructing a commercial property (Office Buildings, Retail Stores, Shopping Centers, Warehouse/Flex Space, 5+ Multi-Family units and most other income generating properties). Upon completion, the loan may be converted to a permanent loan.

- Fast pre-qualification, typically between 1 to 3 business days
- Loans are available to Borrowers with excellent to less than perfect credit
- Flexible draw schedules
- Owner and Non-Owner Occupied Commercial properties are eligible
- Self Build Borrowers are allowed
- Land purchase may be included in the construction loan, up to 75% of the lot purchase price
- Up to 18 month terms available (longer terms available on an exception basis)
- Loan amounts up to 75% of the appraised value
- Interest only payments based on funds drawn
- Full income documentation, self-employed, limited income and stated income programs
- Loan amounts from \$75,000 to \$5,000,000

Rates and Fees:

- Rates: WSJ Prime plus 1.50% to Prime plus 2.95%
- Application Fee: \$450
- Loan Fee: 1.00% to 1.50% (based on overall qualifications)
- Maximum Broker fee 2.00%

Loans available in the following states: AK, AL, CA, CO, CT, DE, FL, GA, HI, IA, ID, IL, IN, KS, KY, MA, MD, ME, MI, MO, MT, NC, NE, NH, NJ, NY, OH, OK, OR, PA, RI, SC, TN, UT, VA, WA, WY

So, if you have any deals that you would like us to look at or if you have any questions or want more information, please give us a call at: (800) 714-5175

For other available loan programs please visit us at: www.pacificmortgagemaster.com

We'd love to talk with you about your deals!