



Ground-Up Construction Financing

Get Pre-Approved Today!

LeverageCapitalNetwork.com

Term	13-month, interest Only, no pre-payment penalty
Property Types	1-4-unit non-owner-occupied investment properties (residential)
Borrower Types	LLC, LLP or Corporation
Loan-to-Cost (LTC)	Construction + land purchase — 10% down to purchase the land with 90% construction financing Construction only (land free & clear) — If you own the land, that's your skin in the deal, we'll go up to 100% construction financing
Loan Amounts	\$50,000 - \$7,000,000
Loan-to-Value (LTV)	Up to 70% ARV (75% in California)
Interest	7.99% and up (No interest on undrawn funds available)
Closing Timeframe	7-10 business days from submission to close
Closing Costs/Fees	<ul style="list-style-type: none">• Loan Origination- 2 points and up• Underwriting- \$995 flat fee• Feasibility Study- \$150 flat fee• Appraisal
Asset Requirements	Reserves need to show 10% of construction costs + 6 months interest only payments (Reserves do not have to be seasoned)
Min Credit Score	600

***We will not accept outside appraisals; we must order the appraisal and budget inspection.**