

**City Commercial Mortgage is pleased to announce our new, fully discretionary, nonrecourse loan program.**

**CCM is actively seeking loan opportunities for the capitalization of middle market commercial real estate properties nationwide.**

#### **LENDING PARAMETERS**

**OVERVIEW:** Fully discretionary loan program targeting borrowers with capital needs for middle market

commercial real estate properties

**LOAN AMOUNT S:** \$1 - \$50 million

**SITUATIONS:** Financing for acquisitions, recapitalizations and business plans that entail value-add, light transition or stabilized properties where additional seasoning or flexible prepayment is required

**PROPERTY TYPES:** Office, Industrial, Multifamily, Retail, Manufactured Housing Communities, Self Storage, Medical Office, Hospitality, Student and Senior Housing

**COLLATERAL:** First Mortgages with Mezzanine and Preferred Equity considered on a select basis

**LOAN TO COST:** Up to 85%

**LOAN TERM:** 1-5 years (inclusive of base term + extensions)

**INTEREST RATES:** Competitive rates starting at LIBOR + 300 bps

**FEES:** 1%

**AMORTIZATION:** Interest only generally with principal amortization structured on a deal by deal basis

**RECOURSE:** Non-recourse except for bad-boy carve-outs

**PREPAYMENT:** Open to Prepayment at any time, subject to yield maintenance or minimum interest