



FINANCING FOR REAL ESTATE INVESTORS

FINANCE of AMERICA
– COMMERCIAL –

| | FIX & FLIP LINE OF CREDIT | FIX & FLIP SINGLE LOAN | NEW CONSTRUCTION |
|-----------------------------|---|---|---|
| Description | Exposure line for experienced investors (1+ completed flip in the past 2 years) | Single Property loans for novice or experienced investors | Ground-up construction for developers and investors |
| Loan Size | \$50K - \$3MM | \$50K - \$1MM | \$150K - \$3MM |
| Term & Amortization | 9 months, with optional 3 months extensions | | 12 months, with optional 3 months extensions |
| Acquisition Financing | Funding up to 90% of purchase price | Funding up to 85% of purchase price | Funding up to 75% of land value ² |
| Rehab Financing | Up to 95% of rehab costs, max 75% of ARV | Up to 85% of rehab costs, max 70% of ARV | Up to 95% of construction costs, max 75% ARV |
| Minimum Interest Charge | 90 days minimum interest | | |
| Borrower | Individual, LLC, or Corporation | | |
| Credit | 620+ | | |
| Property Types ³ | Non-Owner Occupied: Single family residences, 2-4 family units, Condos, Townhomes, and Multi-family properties up to 20 units | | |