

CASE STUDY: SUBDIVISION WORKING CAPITAL

SITUATION

Investor/Developer undertaking land subdivision

Institutional construction/drawdown finance approved

Required additional working capital to complete preliminary works

Preliminary works were a condition precedent to drawing down institutional funding

SOLUTION

Unregulated advance – Corporate Borrower

Strong balance sheet including freehold assets

Working capital released as cash out

Take Out Plan: undertake development and repay advance from sales proceeds

\$215,000/ 55% LVR/ 12 month term/ 8.95% p.a. / 12 month Interest Reserve

OFFERING A SOLUTION...

LOCAL ASSESSMENT

SHORT TERM LOANS – FIXED INTEREST

RAPID FUNDING & SETTLEMENT

UPFRONT BROKERAGE TO INTRODUCER WITH NO CLAWBACK