

CASE STUDY: URBAN LANDBANK

SITUATION

Experienced developer/ investor purchasing site for new development

Site had DA and pre-sales campaign commenced

Syndicate purchase

Institutional funding not available: syndicate/ part non resident structure

SOLUTION

Unregulated advance – Corporate Borrower

Well located with strong equity input

Take Out Plan: advance pre-sales and initiate institutional construction funding

\$2,000,000 / 60% 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