



We have one goal – To help entrepreneurs grow their business!



**Buy, refinance and expand with low cost**

**100% Commercial Real Estate (CRE) Financing Option**

**100%** rent replacement financing for business owners to replace a lease payment with an equal or lesser CRE monthly loan payment. With a 25-year term and low interest rates, this loan is a great option for small businesses looking to refinance an existing commercial real estate mortgage, buy an office building or other owner-occupied commercial space.

LOAN AMOUNT

**\$500,000 - \$5 million**

INTEREST RATES

**5.75% - 7.00%\***

REPAYMENT TERM

**25 years**



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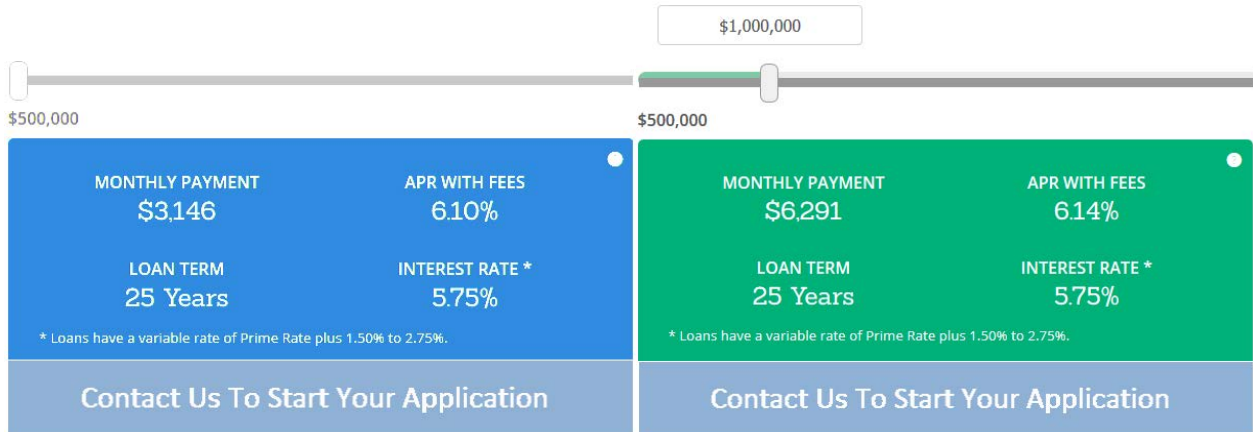
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## Qualifications

- |  |  |
|--|--|
| <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>✓ At least 51% of the property's square footage must be occupied by, and used by, your business</li> <li>✓ 2+ years in business</li> <li>✓ Business owners must be U.S. citizens or legal permanent residents</li> <li>✓ Business owners must have personal credit scores above 675</li> <li>✓ Cash flow to support loan payments</li> <li>✓ The estimated purchase price must be greater than \$500,000</li> <li>✓ Rent replacement option requires a loan payment that does not exceed the current monthly lease expense</li> </ul> | <p><b>No</b></p> <ul style="list-style-type: none"> <li>✗ Developers or landlords that are not actively occupying the property</li> <li>✗ Investment properties (for example, the majority of the property will be leased or it is a real estate flip project)</li> <li>✗ Bankruptcies or foreclosures in the last 3 years</li> <li>✗ Prior default on government backed loans</li> <li>✗ Outstanding tax liens</li> <li>✗ Construction (for example, purchasing an empty lot and building a new structure)</li> </ul> |
|--|--|

**Can't meet the rent replacement criteria for 100% financing?  
Our 90% LTV option is available!**

### How much do you need for a CRE loan?





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### **This was the best loan experience**

This was the best loan experience I've had and this isn't my first time around! The process was really easy and fast! I especially liked the interaction with my loan consultant who called me daily to encourage me, treated me as a friend and advised me all along the way.

**Powerful Accounting LLC**

### **A painless, positive and clean experience**

Overall, the process was professional and extremely forthcoming. It was a positive and clean experience without any monkey business or games.

**Feintuch Communications**

### **We are very pleased**

The application process was very straightforward and easy to complete. The money was in our account in only 8 business days after we started the application. We are very pleased to get this 10-year, 8% interest, working capital loan, and our monthly payment is only about \$300.

**Security Tax Services**

[Contact Us To Start Your Application](#)