



BASIS INVESTMENT GROUP, LLC

75 Broad Street, Suite 2110 | New York, NY 10004



	Pre-Development	Acquisition & Pre-Development
Purpose:	Pay Pre-Development costs, including legal costs, costs for third party reports (e.g., environmental assessments and appraisals), design plans, tax credit applications, deposits and other Pre-Development costs (the “Pre-Development Costs”).	Pay Pre-Development costs as well as acquisition costs for the subject property.
Project Type:	Rental housing; commercial; industrial and mixed-use projects	
Loan Amount	\$100,000 - \$750,000	\$1,000,000 - \$2,500,000
Maximum Loan to Cost Ratio:	80% of Pre-Development budget	30% of total project budget (inclusive of market value of the real property)
Pricing:	30 day LIBOR + 4.50%	
Maximum Interest Rate:	8.0%	
Term:	6 months to 5 years	
Application Fee:	Varies based on loan size, generally \$2,500 to \$3,500	
Origination Fee:	2.5% for loans up to \$1,500,000 2.0% for loans larger than \$1,500,000	
Prepayment:	Flexible	
Collateral:	First or second position mortgage in the property and/or guarantees of the key owners.	First or Second position mortgage in the property.
Recourse and Guarantees:	Full recourse	

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