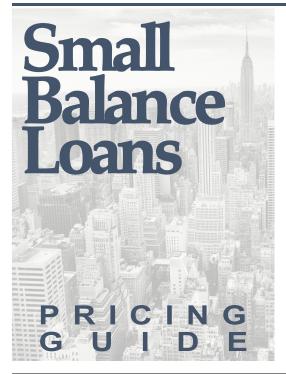
July 2, 2021





## FOR YOUR NEXT CRE FINANCING think

Basis Investment Group, a direct and full-service lender, originates diversified CRE debt loans and investments across the capital stack of stabilized, transitional and development assets nationwide. Our CRE products include the following:

- Freddie Mac SBL (\$1MM+ for stabilized multifamily)
- Bridge Loans (\$10MM+ for most CRE property types)
- CMBS Loans (\$3MM+ for most CRE property types)
- Mezzanine/Preferred Equity (\$2MM+ for most CRE property types)
- Competitive pricing and structures

## **SOUTH EAST REGION**

## Pricing Update

Pro	duct	Term (yrs)	Top Markets	Standard Markets
	5-Year	5 fixed, 15 float	2.94% - 3.41%	3.23% - 3.70%
Hybrid	7-Year	7 fixed, 13 float	3.34% - 3.90%	3.39% - 3.95%
	10-Year	10 fixed, 10 float	3.59% - 4.19%	3.63% - 4.23%
	5-Year	5 fixed	2.99% - 3.46%	3.28% - 3.75%
Fixed	7-Year	7 fixed	3.34% - 3.90%	3.39% - 3.95%
	10-Year	10 fixed	3.59% - 4.19%	3.63% - 4.23%

RATE ASSUMPTIONS

Bottom end of range: Yield maintenance prepay, no interest only, maximum DCR, 55% LTV Top end of range: Standard prepay, standard interest only, minimum DCR, 80% LTV

Parameters	s by Market	
	Min DCR	Max LTV
Top Markets	1.20x	80%
Standard Markets	1.25x	80%
Small Markets	1.30x	75%*
Very Small Markets	1.40x	75%*

<sup>\*75%</sup> for acquisitions; 70% for refinance

Pricing Varies Depending On:
Prepayment Structure
Loan LTV
DSCR
Income Profile
Interest Only Period

## **Program Highlights**

- Non-recourse
- Partial and full-term interest only available
- Multiple step-down prepayment structures
- Loans between \$1 \$7.5 million nationwide
- · Discounts for affordable housing

Loan Amount	Unit Limitation
≤\$6 million	None
> \$6 million and ≤ \$7.5 million	Up to 100 units  o Exceptions permitted above 100 units  o Deals within this range in Small/Very Small  Markets may be permitted subject to Freddie's approval of an exception request



