



COMMUNITY MULTIFAMILY BRIDGE

Get More from Your Deal with a DLP Capital Membership!

Scale your multifamily portfolio with DLP Capital's Community Bridge Program. Use our Community Bridge loans to purchase, renovate, refinance, or build with higher leverage, competitive rates and fees, and the surety that DLP closes loans with our capital on time every time!

OFFERING SUMMARY

Property Type	MF (all classes), RV, BTR, Self Storage, Manufactured Housing
Purpose	Acquisition, Development, Reposition, or Refinance
Lending Area	Primary, secondary and tertiary markets
Exit Strategy	Sale or refinance
Loan Amount	From \$1M
Maximum LTC	Up to 85%
Maximum LTV	Up to 70%
Interest Rate	From 12.5%
Loan Term	12-24 months (additional extensions available, subject to underwriting approval)
Loan Origination	2%
Processing & Underwriting Fee	From \$1,495 to \$30,000 (Based on total loan size)
Legal Fee	From \$1,495 to \$30,000 (Based on total loan size)
Third-Party Reports	\$7,500
DSCR	Not required (under 1.25 may need additional reserves)
Interest Reserves	Up to full-term debt-service coverage (dependent on in-place cash flow)
Max. Amount of Capital Expenditures	No restrictions (large renovations accepted)
States	AL, AR, CO, DE, FL, GA, LA, MS, MT, NC, NJ, OK, PA, SC, TN, TX, VA, WV, WY*

*Other states available on a case-by-case basis.

CONTACT YOUR DLP CAPITAL BUSINESS DEVELOPMENT SPECIALIST TODAY
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All products are subject to full credit and underwriting approval by DLP Capital. Any and all interest rates and terms are subject to change at any time without notice. Current terms reflected herein are indicative of market conditions, underwriting requirements and project and sponsor/borrower qualifications and may vary based upon credit and underwriting factors.