

Nationwide Bridge Lending

Middle-Market Investments Institutional Approach



Middle Market Capital Solutions

Since our first investment in 2015, EM has emerged as the preeminent capital provider the historically underserved CRE middle markets, with over \$320M issued across 175 investments.

Our senior and mezzanine lending platform provides short-term bridge loans to experienced sponsors across the US. Our borrowers benefit from nimble, reliable capital capable of tailoring to nuanced transactions and short closing timelines. We invite prospective borrowers to reach out to our investments team to learn more about our process and parameters.

The EquityMultiple Advantage



Surety of Funding

EquityMultiple provides firm debt commitments utilizing balance sheet capital to close, with no syndication risk to its operating partners.



Speed and Flexibility

With committed capital and seasoned team of investment professionals, EquityMultiple can underwrite loans and close in timeframes as short as three weeks.



Single-Entity Counterparty

EquityMultiple invests capital as a single entity in every transaction. From Origination to Asset Management, EquityMultiple has internal dedicated teams which act as a single point of contact for the our sponsor-partners.

Investment Criteria

Asset Classes:

Student Housing

Multifamily/Mixed-Use

Senior Housing

Industrial

Self-Storage Hospitality

Office

Manufactured Housing

NNN Retail

RV/Campground

Loan Purpose:

Acquisition

Value-Add/Reposition

Partnership Restructuring

Special Situation Construction

Bridge Lending Parameters

Loan Amount

\$5M-\$20M

Leverage

85%+ LTC

Closing Period

2-3 Weeks

Term

6 - 36 Months

Rates

From 6%

Origination Fee

From 1%

Prepayment Penalties

None

Geographies

Top 50 MSA's

Deal Submission Requirements

Offering/Credit Memorandum

Financial Model

Sponsor History and REO Schedule

Market Study/Comp Report

Sample Asset Management Report

Sponsor Requirements

\$100M in Past/Current AUM

Relevant Transaction and Market Experience

Non-Recourse Carveout Guaranty

Completion Guaranty on Construction

No History of Default or Late Payment

Criminal and Bankruptcy Background Check

From Our Sponsors

From the moment we met Henry, Charles, Marious and the rest of the Equity Multiple team, it has been nothing but a seamless and amazing experience. They are extremely friendly, likeable and authentic individuals, whose desire to help their investors and their sponsors shines through. Most importantly, they have consistently met and exceeded our expectations with regards being fair, the timeframes, processes and equity raise initiatives. We look forward to growing our relationship in the years ahead, aligned with their continued success.

Martin Freeman Orbvest From the moment we engaged EquityMultiple, [The EM Team] were dynamic and made us feel very comfortable with their transparency and responsiveness. Their process was efficient, their negotiations fair, and from acquisition through the handoff to their in-house asset management team, we've really enjoyed our partnership.

Lee Silpe

Skyline Management

Select Debt Transactions



Brooklyn Luxury Condo | New York, NY \$4,000,000 | Condominium



Manhattan Condo | New York, NY \$6,000,000 | Condominium



Historic Detroit Office Detroit \$2,000,000 Office



Chicago Data Center | Chicago, IL \$3,000,000 | Office

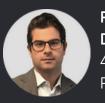
Contact Us

Reach out to our investments team to submit a project or to learn more about the future of real estate investing





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