



Circle Orange, LLC

ASSISTED LIVING FACILITY

Circle Orange, LLC is pleased to announce the successful closing and funding of the 55-Bed Assisted Living Facility in Florida. Circle Orange arranged financing for the real estate component of this transaction through one of its established private lending relationships. This transaction highlights our ability to deliver tailored financing solutions for specialized assets and complex capital needs.



Circle Orange, LLC

MARINA

Circle Orange, LLC arranged a combination of debt and equity for a Virginia Marina purchase. Debt portion of the transaction was 65% of the purchase price. Through its existing relationships, Circle Orange, LLC was also able to arrange for an equity partner injection of 32% of the purchase price.



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ASSISTED LIVING FACILITY

Circle Orange, LLC arranged 60% financing via a California Fintech firm to finance the purchase of a 21-bed Assisted Living Facility.



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GOVERNMENT OFFICE

Circle Orange, LLC arranged financing for a large former East Coast government training facility. Via an existing relationship with a family office, financing was secured for 60% of the acquisition price.



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MIXED USE OFFICE/RETAIL

Circle Orange, LLC secured financing for an existing mixed use office/retail property in a suburb of Baltimore, Maryland. Financing was secured from a national alternative real estate lender at 46% of the purchase price with the remaining funds provided via the client's 1031 Exchange.



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REZONED VACANT LAND FOR RESIDENTIAL DEVELOPMENT

Circle Orange, LLC arranged refinancing of a maturing bank loan via one of its relationships with a private individual investor. The 18-lot single family development was refinanced at 40% of its appraised value of the land.



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INDUSTRIAL LAND ACQUISITION

Circle Orange, LLC negotiated with a regional bank lender to provide the client with Virginia Industrial Land acquisition funds of 75% of the purchase price.



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WORKING CAPITAL FINANCING

Circle Orange, LLC was able to secure working capital financing for an expanding West Coast media company. While the borrower did not qualify for bank financing, Circle Orange was able to provide term debt via its relationship with a large national lender.



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NONBANK LINE OF CREDIT

Circle Orange, LLC arranged a nonbank line of credit with one of its national lenders to support the accounts receivable growth of a fast-growing IT services company. The deal was referred by the borrower's banker after he was not able to get them approved with traditional bank underwriting.



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SBA ACQUISITION & CONSTRUCTION FINANCING

Circle Orange, LLC originated SBA financing for the acquisition and construction of a Virginia dog boarding/training facility. The borrower was declined by their bank for the request and Circle Orange was able to get the support of one of its preferred SBA lenders.