

Asset Based Capital, Inc Real Estate Lending

505 Northern Blvd, Ste 200, Great Neck, NY 11021 Ph: (516) 621-5955

NO INCOME PROGRAM FOR INVESTMENT 1-4 FAMILY & CONDOS

Designed for investors seeking a simple financing solution with the flexibility to remain in the loan for up to 30 years.

- Great for self-employed investors.
- Based on property value, not personal or property income.
- Best alternative to hard money loans.
- Blanket mortgages available.
- 30 year fixed rates.

Rate range: 30 year fixed rates between 5.99%-7.99% depending on credit score and LTV.

Transaction Type: Purchase, Refinance & Cashout

Loan Amounts: \$75,000 to \$5,000,000. Max loan amount on SFR's is \$2mil.

Loan to Value: 75% max on purchases. CLTV Maximum: 80%
75% maximum on refinances.

Amortization/Term: 30 year fully amortized; No balloons.

Prepayment Penalty: Flexible, depending on rate. A one year prepay is also available.

DSCR Requirements: None

Min. Credit Score: 650 middle. Sub 650 considered for loans up to \$1mil.

Lending Coverage: All states with the exception of: CA, AL, AZ, NV, MN, VT, ND, SD, HI, TN