

DARK HORSE CAPITAL

PRIVATE LENDING



FIX & FLIP, FIX & RENT
BUSINESS PURPOSE INVESTMENT LOANS

HOW WE WORK

- \$100,000 up to \$2.5 million
- Terms: 9 to 24 months
- Up to 70% LTV
- Up to 90% LTC
- Interest-Only Payments
- No Prepayment Penalty
- Easy Draw Process

Simple to get started:

- Review & execute Term Sheet/Deposit Agreement
- Introduce DHC to your Title Company
- Place Good Faith Deposit (credited back at closing)

LOAN CHECKLIST

Borrower Underwriting

- Experience
- Entity documents
- No credit pull or tax returns required

Property Underwriting

- Comparative Market Analysis
- Detailed Scope of Work
- Financial Model
- Property Inspection
- WDO Inspection

Requirements to Close

- Lenders Title Insurance Policy
- Municipal Lien Search
- Boundary Survey
- Property & General Liability Insurance



clientrelations@dhcprivatelending.com



www.dhcprivatelending.com

