

LAXFIELD | NATIONAL

Quick decisions on terms

Reliable execution

Senior, stretch and transitional asset funding – more risk tolerance than banks

Pricing from 3.00% - more competitive than debt funds

Sample Deals Recently Closed



Regional Retail Park

- £21m loan
- 5 year term
- 65% LTV
- Acquisition finance

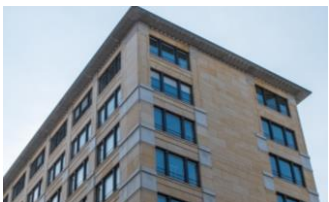
Structured to support re-letting and capex business plan



Prime Central London Retail Portfolio

- £6m loan
- 5 year term
- 60% LTV
- Part acquisition, part finance

Complex beneficial ownership



Part Vacant, Multi-Let Northern Office Building

- £14.4m loan
- 5 year term
- 65% LTV
- Acquisition finance

Flexible covenants to support significant let up strategy



Pre-Planning Mixed Use Bridge to Sale Financing

- £16m loan
- 12 month term + 6 month extension
- 75% LTV
- Refinance allowing equity release

Deal completed in 2 weeks from start to finish

Programme Parameters

Loan Size	£1m to £100m
Term	2 years to 7 years
Loan to Value	Up to 75%
Property Type	Major asset classes including operational properties
Location	England, Scotland, Wales and Northern Ireland
Interest Only	Available for certain deals
Timing	Preliminary approval within 3 days Terms issued within 1 week
Pricing	Margin 300bps + Arrangement fee 1% +

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LAXFIELD GROUP

The Real Estate Finance Experts:

20 year
track record

>£10 billion
of financing
delivered

>250 deals
track record

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