

NEW CONSTRUCTION CASE STUDY



PROPERTY LOCATION:

CAPE CORAL, FL

PROPERTY TYPE:

SINGLE - FAMILY

SQUARE FOOTAGE:

1,440

TOTAL LOAN AMOUNT:

\$236,000

LOAN TERM:

NON - DUTCH, 12 - MONTHS

85% LTC

SOLD PRICE:

\$395,000

BORROWER EXPERIENCE:

10+ PROJECTS COMPLETED



PROJECT SUMMARY:

Our repeat borrower started working with Coastal Equity Group in late 2021. This highly experienced investor and builder has created a streamlined strategy by purchasing multiple vacant lots and getting the lots set up for permitting prior to financing. Once the properties are 45-60 days out from permitting, Coastal Equity Group will provide construction financing. Coastal Equity Group refinances the land at the current As-Is value plus construction reserves. With this current strategy, we're able to fund multiple new construction projects at once allowing the borrower to go from build to sell in less than 6 months.