

# Residential Bridging

Purpose: Secure a property purchase quickly, generate short-term business cash flow from an existing property, refurbishments of up to 10% of the market value and use as pre-construction finance.

## Key Features

<b>MAX FINANCE SIZE</b>	<b>£2,000,000</b>
<b>MIN FINANCE SIZE</b>	<b>£100,000</b>
<b>FINANCE TERM</b>	<b>Up to 12 months</b>
<b>ARRANGEMENT FEE</b>	<b>2%</b>
<b>PROFIT RATE</b>	<b>From 1%</b>
<b>FTV</b>	<b>UPTO 75%</b>
<b>REGIONS</b>	<b>England, Wales</b>

## Criteria

### PROPERTY

\*Residential (BTL), HMO's and MUFB's.

### CHARGE

1st charge only.

### APPLICANT

UK residents and companies.

### TENURE

Freehold, or leasehold with 70+ years left on the lease.

\*Please see our unacceptable properties and non-shariah properties for properties we are unable to provide finance on