



MORTGAGE BROKER PROGRAM

# Bridge Loans

Grow Your Pipeline · Get Deals Done · Asset Based

Fast Funding

Direct Lender

\$2B+ Loans Closed

Lend in 42 States

25+ Years in Business

## ASSET CLASS

- 1-4 units
- SFR
- Multi-family
- Condo
- Condotels (no minimum size or kitchen requirements)
- Industrial
- Retail
- Mixed Use
- Hospitality
- Land
- Leasehold (Hawaii only)

## GEOGRAPHIC REGION

- 42 states (depending on asset class)
- Specific focus on Hawaii, Washington, Idaho, Sunbelt, South and Southeast states
- We do not lend in-house in CA, NV, AZ, AK, ND, SD, MT, and WY

## BORROWER REQUIREMENTS

- No personal income verification
- FICO scores as low as mid 500s
- Must be investment property
- Must lend to an LLC

## TYPICAL TERMS

- Terms: 6-36 months (extensions possible)
- Interest-only payments
- Up to 80% LTV and 65% LTARV (1st liens)
- Up to 60% CLTV (2nd liens)
- 1st liens: rates start at 13% and 4 pts
- 2nd liens: rates start at 15% and 4.5 pts
- Up to 100% of renovation budget
  - Up to 65% of ARV
  - Up to 70% on exception with compensating factors
- Case by case: non-recourse (good for Self-Directed IRA investors)
- No NMLS license needed in most states

## BROKER COMPENSATION

### Brokers Are Protected

Your client relationships are always respected and secured

### Commission Flexibility

Competitive and flexible commission structures to fit your deals

### Paid on the HUD

Brokers are paid at closing — borrower-paid on the settlement statement

READY TO CLOSE?

**Submit a Loan Today**

**866-996-9377 | 808-566-6611**  
**Email: [dealdesk@myerscapital.com](mailto:dealdesk@myerscapital.com)**

## ABOUT MYERS CAPITAL

We are an award-winning, privately-owned residential and commercial mortgage banking company and direct lender. A relationship-based company, we specialize in creative financing solutions for mortgage brokers, real estate investors, and developers across 42 states.

## Myers Capital

**866-99-MYERS (69377) | 808-566-6611**  
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