NEW NATIONWIDE INVESTMENT LOAN PROGRAMS NOW AVAILABLE - BUILT FOR TODAY'S MARKET

DSCR LOAN HIGHLIGHTS

Perfect for long-term rental investor-no personal income required and or verified

- Rates starting at 6.00%
- LTVs up to 85% = Minimum 15% down with a 1.20+ DSCR
- SFR, PUD, TH, 2-4 units all allowed
- 600 minimum middle FICO required
- LTVs up to 75% on a refinance cash out
- MUST BE NON OWNER OCCUPIED
- Must close title in a LLC, Inc, etc.
- Brokers ALWAYS protected

FIX & FLIP / GROUND-UP CONSTRUCTION

Designed for experienced investors seeking experience, transparency and speed.

- Rates starting at 8.75%
- Loan amounts **up to \$5M** (larger deals on a case by case basis)
- SFR, warrantable condos, TH and 2-4 units all allowed properties
- Up to **100% FINANCING**; **75% ARV**
- Bridge, rehab, or new construction **allowed**
- Condo construction is **welcomed**
- Brokers **ALWAYS** protected

MULTIFAMILY & MIXED-USE BRIDGE LOANS

Ideal for repositioning or converting income-generating properties.

- Rates starting at 9.000%
- Loan amounts up to \$50M
- SFR, warrantable condos, TH and 2-4 units, 5-40+ units all allowed
- Condo conversions allowed
- Up to **75% LTV** (+5% on case by case)
- Bridge, rehab, or new construction **allowed**
- Residential | Commercial welcomed
- Brokers **ALWAYS** protected



Join Our

SELLMoneyMAKEMoney

Partner Program







NEW NATIONWIDE INVESTMENT LOAN PROGRAMS NOW AVAILABLE - BUILT FOR TODAY'S MARKET

RESIDENTIAL AND COMMERCIAL PRIVATE MONEY

Perfect for short-term no questions asked on principal. Property driven.

- Loan amounts from \$100K \$25M+
- Rates as low as PRIME RATE + 250 bps
- 6 to 24 months + Extensions
- Security: First Mortgage Lien or Deed of Trust
- LTV up to 70% of current value
- Origination / Exit Fee: 1-4 point
- 6-12 months Minimum Yield
- All major assets welcomed **
- Brokers ALWAYS protected

RESIDENTIAL AND COMMERCIAL BLANKET MORTGAGE

Perfect for short-term no questions asked on principal. Property driven.

- Loan amounts from \$100K \$5M
- Rates as low as PAR + 0.650%
- **LTV** up to 75%
- Up to 10 Properties per Blanket
- Nationwide Lending
- ALL Securitized Properties MUST BE in the same county
- IF PURCHASE, ALL properties must have the same seller.
- Brokers ALWAYS protected







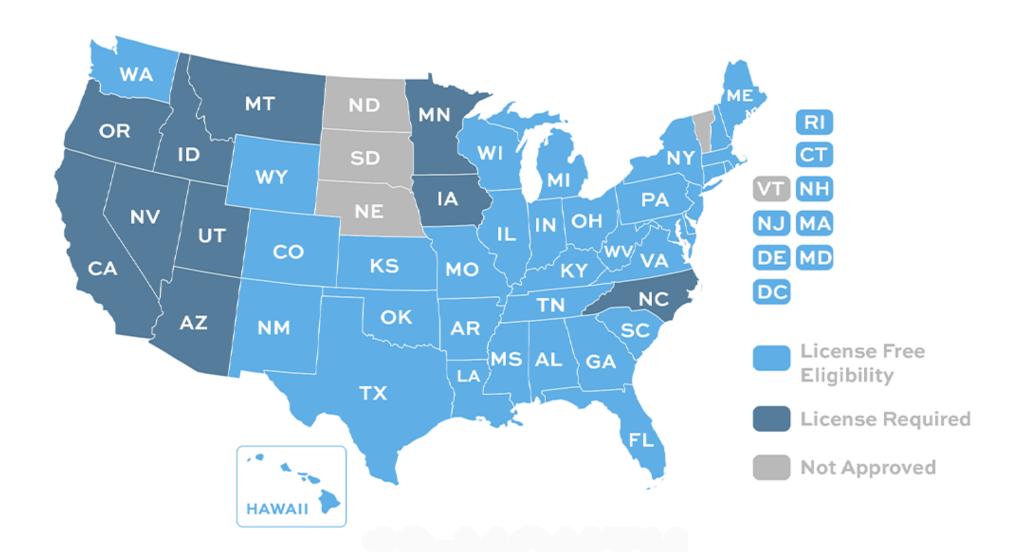
^{**} EXCEPT: RELIGIOUS INSTITUTIONS, GAS STATIONS, SUBURBAN LAND, AND OWNERSHIP MANAGED ALFs





INVESTMENT PROPERTY LOANS

Originate in many states w/out a NMLS Lic.



Join our Hassle-Free **SELLMoneyMAKEMoney™** Partner Program

- Originate in 40+ states LICENSE-FREE
- Qualify self-employed investors NO Tax Returns ever!
- Purchase, Rate-&-Term, or Cash-Out
- Fast 4-business hour qualification / program recommendations
- Earn commissions on every closed deal





Pineyro Capital Group Commercial Division

Providing Business Purpose Loans that Power Real Estate Investment



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- Become a Commercial Loan Originator & Earn Big
- Discuss Your Deal
- Fast Loan Scenario Form





