



**MASTIFF CAPITAL PARTNERS
ARRANGES \$5,250,000 INDUSTRIAL LOAN**

MCP has arranged a \$5,250,000 new first mortgage on an industrial property located in Riverside County, California. The property consists of four buildings with a total of 140,000 square feet of space. The buildings are 100% leased to 10 local and regional tenants. The borrower was seeking to maximize his cash flow while taking out a \$3 million of loan proceeds. With a loan to value ratio of 54%, MCP structured a 10 year interest loan at a fixed interest rate of 90 basis points over the ten year Treasury Bill or 5.48%

Borrower's Quote- "Mastiff Capital Partners took the time to understand what my requirements for the loan were. Their execution with the lender was flawless."

To confidentially discuss financing or sale of any of your properties please contact:

Joseph Fitzpatrick
Founding Principal
Mastiff Capital Partners
(818) 597.8098
joef@mastiffcap.com