



COMPETITIVE PRICING. QUICK CLOSINGS. FLEXIBLE TERMS.

CREC Capital Group ("CREC") is an institutionally capitalized credit platform focused on investing in senior debt secured by Net Leased real estate assets nationwide.

The company operates as a partnership with \$50 Billion private equity firm, and is dedicated to investing in short-term loans to single and multi-tenant net-lease developers, investors, and owner/operators.

Lending Criteria

Target Market	Nationwide
Asset Type	Single & Multi-Tenant NNN-Leased
Loan Type	Acquisition, Bridge, Construction
Loan Size	\$1,000,000 - \$20,000,000
Loan-To-Cost	Up to 100%
Initial Term	6 - 24 Months
Extension(s)	Yes
Interest Rate	Starting at 7.99%
Tenant Credit Quality	Investment Grade, Unrated, Franchisee
Closing	7 - 10 Days*

*Subject to timely delivery of acceptable confirmatory due diligence.

Programs

CONSTRUCTION

- Single and multi-tenant Build-to-Suit
- Ground Lease
- Value-add/re-positions

ACQUISITION

- Single and multi-tenant net lease properties
- Public and non-public tenant credit
- Up to 100% Loan-to-Cost

BRIDGE

- Net lease properties in transition
- Re-tenanting vacant single tenant buildings
- Net lease acquisitions with lease extension opportunities
- Sale/leaseback transactions
- Ownership recapitalization

Build-to-Suit | Reverse Build-to-Suit | Retrofit | Ground Lease | Lease Arbitrage

ASK ABOUT OUR BROKER INCENTIVE PROGRAM

Connect with us

LOANREQUEST@CREC-CAPITAL.COM