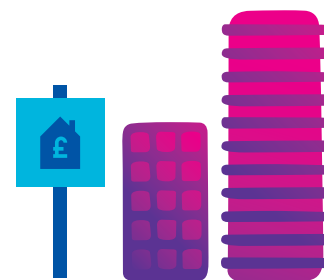


### Key features

	Unregulated Commercial Bridging
Maximum LTV	70.00%
Interest Rate	0.75% – 1.0% pcm
Term	1 – 24 months
Arrangement Fee	2.00%
Procuration Fee	From 0.5%
Early Repayment Charge	0.00%



### The big print

- We will consider all types of commercial assets across the UK apart from operational healthcare assets
- We have a minimum interest period of one month and we calculate interest on a daily basis
- We're flexible with the interest. You can choose to service it (with proof of how you can), we can retain it, we can roll it to the end of the term or we can do a bit of each
- We can help clients who have had bad credit but will ask a few questions about what happened before making our decision to lend
- Some fees can be added or deducted to or from the loan advance and others are payable up front. We will tell you exactly what fees are required to be paid on each loan
- When we come to value the property we will use a valuer and valuation methodology appropriate for the type of asset that we are lending on

### The interesting stuff

- We launched our Commercial lending products in 2013 in response to growing demand from our customers and have been market leaders ever since
- Our experienced in-house lending team includes fully qualified Chartered Surveyors who have decades of investment experience and know how to structure loans to achieve your client's objectives
- We've lent on everything from industrial wharfs to five star hotels
- We can lend against an asset's existing use value and then increase the amount lent if an asset value increases as a result of a new planning consent or something similar
- We're self-funded and not a bank, so have the flexibility to assess every loan requirement on its individual merits, doing our very best to find a lending solution that works for our clients
- Whether it be a vacant asset, quick acquisition, equity release or a planning play, give us a call to see what we can do

### How to apply

Fill out the Enquiry Form online at [octopusproperty.com](https://www.octopusproperty.com)

We will review your enquiry and revert to discuss our loan proposal

0800 294 6850

[sales@octopusproperty.com](mailto:sales@octopusproperty.com)

33 Holborn, London, EC1N 2HT

[octopusproperty.com](https://www.octopusproperty.com)

### Questions?

Want to know more? We're here to help

0800 294 6850

### For use by mortgage intermediaries only

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