

## ACI Commercial Property Financing: Bridge Loans

Advanced Commercial Credit International (ACI) Limited  
[www.advancedcommercialcredit.com](http://www.advancedcommercialcredit.com)

### Immediate Bridge Loans For Income Producing Properties

ACI is accepting bridge loan applications for income producing properties throughout the US.

We are seeking applications from commercial property owners, professionals, clients, banks, and brokers.

Whereas a lot of the regular lenders have greatly reduced their new loans to new clients, ACI and its investors have not.

Our solution is to offer bridge loans / short term loans while the credit market repositions.



#### We Offer

- Unique Financing Programs
- Immediate and Prompt Service
- We Close Deals

#### Bridge Loan Terms

- Term: 1-3 Years
- 2-1 Year Extension Options
- Property Type: All income producing commercial properties
- In some cases we can finance construction
- Loan Size: \$5,000,000 to \$50,000,000
- Rates: As low as a 7% pay rate with a 2% rate that is added to the loan
- Interest Only
- Loan to Value: Up to 65-85%
- Non-recourse
- Origination Fee: 1-3%
- Closings in as quick as 15-30 business days

**Contact us for a quote; you will be pleased with the terms and our commitment to provide you with the best solution.**

#### Contact Us Now

We encourage you to call or email us to discuss our financing programs and how we will close your financing.

For Further Information Please Contact:

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With Offices In the USA and Canada