



Essencap offers commercial real estate loan at a competitive rate/program. We can provide solution in a variety of situations.

Please refer to www.essencap.com, where we post our successful transactions. Reference can be provided upon request.

To start the process, please follow the below instruction and provide the information.

1. For investor greater than 20% ownership,
 - a. Please fill out the attached 1003 application (personal financial statement)
 - b. 3 years of personal tax return
 - c. If the borrower owns other business.
 - i. Please provide 3 year tax returns on the business.
 - ii. Year to date financial on the business
 - d. Debt schedule per attached, please includes all credit card, mortgage, car loan
 - i. Please provide most recent statement to support the debt schedule.
 - e. 3-month bank statement

2. Please provide investment summary
 - a. Rental income per each unit, and lease term
 - b. Annual expense (Tax, Insurance, Utility, Management Fee)
 - c. Purchase Contract
 - d. Copy of Leases

3. Please disclose credit condition for any judgement, late payment and if you know you estimate credit score.

Any question please contact us at fax/phone 888-269-1033

wecare@essencap.com

Confidentiality Statement:

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