



# FUZION

## CAPITAL

**SECURING YOUR TOMORROW**

### **CONSTRUCTION FINANCE**

Construction finance, or development finance as it is sometimes called, is used by the developer to build or construct their development. This process may include refinancing the debt on the land as part of the funding process. Construction finance is used for the following situations

- Unit or townhouse developments
- Multi story apartment developments
- Land subdivisions
- Mixed use developments
- Commercial premises

#### **KEY POINTS**

- Maximum LVR of 65% of GRV or 80% of cost
- Loan terms to match the build and sell down schedule
- Interest and fees capitalized into the loan
- Interest rates from 6.5%
- Lender establishment fees form 1%
- Nil presale options available

To enable us to review your scenario and provide specific terms, please provide a detailed deal scenario along with the following information:

- Borrowing Entity details
- Asset and Liabilities statement of all directors
- Rates notice for the security properties
- Any existing valuations or QS reports
- Copy of the development approval
- Copy of the fixed price building contract
- Copy of the presale schedule
- Copy of the detailed feasibility study