



MOODY VENTURE CAPITAL

Funding Arrangement - Lending Criteria

Funding provided up to 65% of GDV. This would normally equate to 80%+ of total costs including land and interest. Within this sum we would cover:

100% of construction costs

100% of fees

Balance of funding to be made available against land

Terms

- Valuation Fee - £1,000
- Commitment Fee – 1.5% of total funding required
- Legal charges at market rate
- Interest – 7% per annum, charged solely on funds drawn at any one time. No charges levied for non-utilisation.
- Exit Fee(s)- levied on achieved gross sales values, dependent upon level of funding required, payable on sales completion

Summary Conditions

- Adequate security for funding