

Lowry Capital is a principal lender of bridging finance, lending on residential investment, semi-commercial and commercial property throughout England, Scotland and Wales.

SUITABLE SECURITIES INCLUDE:

- > Residential Investment Properties
- > Semi-Commercial
- > Agricultural Farms
- > HMO's
- > Castles & Listed Buildings
- > Offices
- > Holiday Lets
- > Care Homes
- > Churches
- > Heavy Refurbishment
- > Commercial Units
- > Industrial Units
- > Office Conversions
- > Barn Conversions
- > Warehouses
- > Steadings
- > Former Public Houses
- > Final Stage Development Finance

| BRIDGING OVERVIEW | Residential Investment Bridge | Heavy Refurbishment Bridge | Semi-Commercial Bridge | Commercial Bridge |
|-----------------------------|--|----------------------------|------------------------|-------------------|
| Max LTV Lending against OMV | 70% | 65% | 60% | 60% |
| Term | 0-12 months | 0-12 months | 0-12 months | 0-12 months |
| Loan Amount | £25,001 - £2m | £25,001 - £2m | £25,001 - £2m | £25,001 - £2m |
| Location | Lending throughout England, Scotland and Wales – no postcode restrictions. | | | |

WHY CHOOSE LOWRY CAPITAL?

- > We lend our own money and make all our own lending decisions.
- > You will always deal directly with a decision maker with property and lending experience.
- > Every funding application is considered on its own merits – common sense lending decisions.
- > All types of credit history considered.
- > Non status lending.
- > In some circumstances, proof of income may be required – i.e. if the clients wish to service the loan monthly.
- > Further advances can be provided & funds can be drawn down in stages.
- > We can lend to both individuals or companies.
- > 100% funding available with additional security.

