



# OPTIMUS CAPITAL INC.

## Optimus Capital Emerald Commercial Program

### Small Balance

Cash Out Refinance Allowed

\$500,000 to \$5,000,000

Rehab Funds Available

No Occupancy Requirement

As is LTV: 70%

Loan to Purchase Price: 75%

6 to 36 Month Term

Foreign Nationals with  
Permanent Residency Allowed

Property Types:

Industrial  
Office

Medical Office

Multifamily

Mixed Use

CA, TX, FL, GA, HI, MO, PA, TN, IL

2nd Position Allowed

Interest Only or Amortizing

Personal Guarantee Required

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