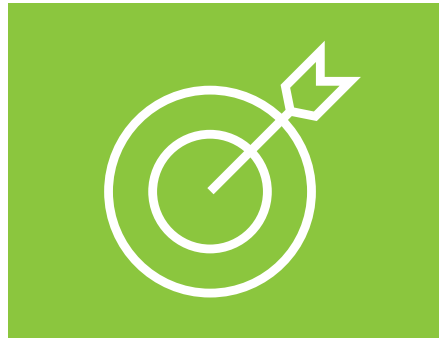


# Bridging Loans

Up to  
75% LTV



## Property Type

- Lending throughout England, Scotland and Wales
- No postcode restrictions on LTV
- Uninhabitable properties considered
- Residential investment properties
- Semi-commercial properties
- Commercial properties

## Purpose of Loan

- Any legal purpose
- Auction finance - buy with confidence
- Business investment
- Clear a tax bill
- Refurbishment of a property
- Redeem a current lender even with arrears or threat of repossession

## Detail

- Loans £26,000 - £5m
- Rates start from 0.55% pm
- Speak to a decision-maker
- No proof of income required
- Option to roll up interest or service monthly
- Loan terms 3 - 12 months
- Indicative terms available on request
- No maximum age
- Ex-pats considered
- 1st and 2nd charges available



# smart: money

For further information or to discuss a Bridging Finance case please call:

Cheshire: **01829 730554**  
[www.smartmoneyloans.co.uk](http://www.smartmoneyloans.co.uk)

Scotland: **0141 3143528**  
[www.smartmoneyscotland.co.uk](http://www.smartmoneyscotland.co.uk)