



## Talonvest Capital Offers Aggressive Loan Programs for Self-Storage

June 30, 2011

Posted in [News](#), [Self-Storage Suppliers](#), [Finance](#), [Loans](#)

Talonvest Capital Inc., a provider of third-party capital placement, debt and equity for commercial real estate nationwide, is now offering two new loan programs for the self-storage industry. The company is offering high-leverage CMBS (commercial mortgage-backed securities) loans for borrowers who want to take advantage of maximum loan-to-value (LTV) ratios. It is also providing variable-rate bridge loans for properties with positive lease-up absorption.

The non-recourse CMBS loan offers up to 80 percent LTV and comes with five-, seven- or 10-year terms. Interest rates currently range from 5.3 percent to 5.9 percent.

The bridge loan, also non-recourse, offers prepayment flexibility, a breakeven debt-coverage ratio, and interest rates as low as 4.75 percent.

Based in Costa Mesa, Calif., Talonvest engages in principal investment activities in the \$10 million and under range including making loans, buying notes and buying assets. The company is operated by principals Jim Davies, Thomas Sherlock and Eric Snyder.