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Contact: Amanda Waite
Talonvest Capital, Inc.
949.648.0337
awaite@talonvest.com

Talonvest Capital Secures \$4.6M Cash Out Financing for Industrial Business Park

Irvine, CA – November 19, 2018 – Talonvest Capital, Inc. recently negotiated a cash-out refinance loan for CIP Real Estate on the 47,400 square foot, multi-tenant Collins Business Park located at the corner of Main and Collins in the City of Orange, CA. After CIP completed its management and property improvements and sold the single tenant buildings and retail/office building, Talonvest was engaged to negotiate a refinance loan. The new non-recourse financing was funded by a community bank headquartered in Southern California and features a 5-year fixed rate that was locked at application. Bob Strom, Principal of CIP Real Estate, commented “The Talonvest team delivered another valuable capital solution for us. They diligently managed the details throughout the loan negotiation and loan closing process.”



Collins Business Park is centrally located in the Northern Orange County industrial submarket and provides immediate access to five major freeways-the Pomona (57), Newport (55), Garden Grove (22), Santa Ana (5) and Riverside (91) Freeway, as well as close access to John Wayne Airport, Honda Center, Disneyland, Angel’s Stadium, and Chapman University. The Talonvest team involved in this transaction included Erich Pryor, Tom Sherlock, Eric Snyder, and Terra Hendrich.

About Talonvest

Talonvest Capital, Inc. is a boutique real estate firm providing advisory services to commercial and self storage real estate investors, owners, and developers throughout the United States. The firm utilizes a unique collaborative team approach and four decades of institutional knowledge and expertise from the team members to deliver better capital solutions for its clients.

About CIP Real Estate

CIP Real Estate was founded in 1995 as a real estate investment company specializing in the acquisition, development, repositioning and management of office, business and industrial parks. CIP Real Estate and its institutional partners have purchased approximately 9.5 million square feet of office, business and industrial parks with an acquisition value in excess of \$1.1 Billion. Headquartered in Irvine, California, CIP Real Estate also has full service real estate offices in Riverside, California, Upland, California, Ontario, California; Hayward, California, Las Vegas, Nevada; and Charlotte, North Carolina.

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