

COMMERCIAL REAL ESTATE LOAN COMMITMENT LETTER

Date: [Date]

[Borrower Name]
[Borrower Address]
[City, State, Zip]

Re: Loan Commitment for [Property Address/Project Name]

Dear [Borrower Name],

[Lender Name] ("Lender") is pleased to confirm its commitment to provide a commercial real estate loan to [Borrower Name] ("Borrower") subject to the following terms and conditions:

- 1. LOAN AMOUNT:** \$[Amount]
- 2. INTEREST RATE:** [Rate]% per annum [Fixed/Variable].
- 3. LOAN TERM:** [Number] months/years.
- 4. AMORTIZATION:** [Number] years.
- 5. COLLATERAL:** A first-priority mortgage/deed of trust on the property located at [Property Address].
- 6. REPAYMENT:** Monthly payments of principal and interest in the amount of \$[Amount], with a balloon payment due at maturity.
- 7. FEES:** Borrower shall pay a commitment fee of \$[Amount] and all closing costs, including appraisal, legal, and environmental fees.
- 8. CONDITIONS PRECEDENT:** This commitment is subject to the following:
 - Satisfactory title insurance policy.
 - Certified appraisal meeting Lender requirements.
 - Satisfactory Phase I Environmental Site Assessment.
 - Review and approval of all lease agreements.
- 9. EXPIRATION:** This commitment shall expire if not executed by Borrower and returned to Lender by [Date].

ACCEPTANCE:

For the Lender:

By: [Name, Title]
Date: [Date]

Agreed and Accepted by Borrower:

By: [Name, Title]
Date: [Date]