

[Date]

[Borrower Name]

[Borrower Address]

[City, State, Zip Code]

## **RE: Commitment Letter for Bridge Loan Financing**

Dear [Contact Person Name],

We are pleased to advise you that [Lender Name] ("Lender") hereby commits to provide a bridge loan (the "Loan") to [Borrower Name] ("Borrower") in the principal amount of \$[Amount] subject to the terms and conditions set forth in this letter.

### **1. Loan Terms:**

- **Principal Amount:** \$[Amount]
- **Interest Rate:** [Percentage]% per annum
- **Maturity Date:** [Number] months from the date of funding.
- **Repayment:** [Interest only / Principal and Interest] payable monthly.
- **Collateral:** A first-priority lien on [Description of Asset/Property].

### **2. Fees:**

The Borrower shall pay an origination fee of [Percentage]% of the Loan amount, payable upon the closing of the Loan. Borrower is also responsible for all legal, appraisal, and administrative costs associated with the closing.

### **3. Conditions Precedent:**

Lender's obligation to fund the Loan is subject to the following:

- Satisfactory completion of due diligence by Lender.
- Execution of formal loan documentation acceptable to Lender.
- Receipt of a valid appraisal and title insurance policy.
- Proof of [Specific Requirement, e.g., Pending Sale or Exit Strategy].

### **4. Expiration:**

This commitment will expire on [Date] unless accepted by the Borrower in writing and the associated commitment fee is paid by such date.

This letter is a summary of terms and does not constitute all the provisions to be contained in the final loan documents.

Sincerely,

[Signature]  
[Name of Authorized Signatory]  
[Title]  
[Lender Name]

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**ACCEPTED AND AGREED:**

By: \_\_\_\_\_  
Name: [Borrower Authorized Signatory]  
Date: \_\_\_\_\_