

[Lender Name]
[Lender Address]
[City, State, Zip Code]
[Phone Number]

Date: [Date]

RE: Commercial Mortgage Pre-Approval

To [Borrower Name/Entity],

Based on our preliminary review of the financial information and credit documentation provided, [Lender Name] is pleased to confirm that [Borrower Name] is pre-approved for a commercial mortgage loan under the following estimated terms:

- **Maximum Loan Amount:** \$[Amount]
- **Property Type:** [e.g., Office, Retail, Industrial, Multi-family]
- **Loan Term:** [Number of Years]
- **Amortization Period:** [Number of Years]
- **Estimated Interest Rate:** [Rate]%

This pre-approval is subject to the following conditions:

- Receipt and satisfactory review of a formal loan application.
- A professional appraisal confirming a minimum property value of \$[Amount].
- Satisfactory Phase I Environmental Site Assessment.
- Verification of property income, expenses, and rent rolls.
- Final underwriting approval by the [Lender Name] Credit Committee.
- No material change in the financial condition of the borrower or guarantors.

Please note that this letter is not a binding commitment to lend. This pre-approval expires on [Expiration Date].

Sincerely,

[Officer Name]
[Title]
[Lender Name]