

[Lending Institution Name]  
[Address Line 1]  
[City, State, Zip Code]  
[Phone Number]

[Date]

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

**RE: Loan Approval Notice - Construction Loan #[Loan Number]**

Dear [Borrower Name],

We are pleased to inform you that your application for a residential construction loan has been approved for the property located at: [Property Address/Legal Description].

The terms of your approval are as follows:

- **Loan Amount:** \$[Amount]
- **Interest Rate:** [Rate]% (During construction phase)
- **Construction Term:** [Number] Months
- **Loan-to-Value (LTV):** [Percentage]%
- **General Contractor:** [Contractor Name]

This approval is subject to the following conditions being met prior to closing:

1. Execution of the final Construction Contract and Sworn Statement.
2. Receipt and approval of final building plans and permits.
3. Satisfactory appraisal confirming "as-completed" value.
4. Verification of Builder's Risk Insurance and General Liability coverage.
5. [Additional Condition 1]
6. [Additional Condition 2]

Funds will be disbursed according to the approved Draw Schedule as construction milestones are reached and inspected. This commitment is valid until [Expiration Date].

Congratulations on your new project. We look forward to working with you. Please contact [Loan Officer Name] at [Phone Number] to schedule your signing.

Sincerely,

[Signature]  
[Name of Authorized Officer]  
[Title]