

Date: [Date]

Borrower Name(s): [Borrower Name]

Property Address: [Subject Property Address]

Dear [Borrower Name],

We are pleased to inform you that [Lending Institution Name] has granted you a conditional pre-approval for a residential bridge loan. This approval is based on a preliminary review of your creditworthiness and the estimated equity in your current residence located at [Current Property Address].

Loan Terms:

- **Maximum Loan Amount:** \$[Amount]
- **Loan Term:** [Number of Months]
- **Interest Rate:** [Rate]%
- **Lien Position:** [First/Second]

Conditions for Final Approval:

- Satisfactory full appraisal of both the current and subject properties.
- Verification of clear title and adequate homeowners insurance.
- Final review of updated financial documentation and credit report.
- Executed purchase agreement for the subject property.
- [Additional Condition 1]
- [Additional Condition 2]

This letter is not a commitment to lend. Final loan approval is subject to the satisfaction of all conditions listed above and internal underwriting requirements. This pre-approval expires on [Expiration Date].

Sincerely,

[Loan Officer Name]

[Title]

[Lending Institution Name]

[Phone Number]