

[Lending Institution Name]

[Address]

[City, State, Zip Code]

[Phone Number]

Date: [Current Date]

Subject: EXPEDITED PRE-APPROVAL FOR BRIDGE LOAN

To [Borrower Name],

We are pleased to inform you that **[Borrower Name/Entity Name]** has been pre-approved for an expedited bridge loan under the following preliminary terms:

- **Maximum Loan Amount:** \$[Amount]
- **Loan Term:** [Number] Months
- **Interest Rate:** [Rate]% (Floating/Fixed)
- **Collateral Property:** [Address of Asset]
- **Exit Strategy:** [Refinance/Sale of Asset]

Expedited Processing Status:

This file has been flagged for priority processing. Our underwriting department has performed a preliminary review of the provided financial statements and asset valuation. Based on this initial assessment, the borrower demonstrates the necessary equity and liquidity to meet our funding criteria.

Conditions for Final Approval:

This pre-approval is subject to the following final verifications:

1. Satisfactory professional appraisal/valuation of the collateral.
2. Clear title report and proof of insurance.
3. Review of final executed purchase or payoff agreements.
4. No material change in the borrower's financial position.

This letter is for informational purposes and does not constitute a legally binding commitment to lend. A formal commitment letter will be issued upon completion of final due diligence.

Sincerely,

[Officer Name]

[Title]

[Lending Institution Name]