

Date: [Date]

Borrower Name: [Borrower Name]

Property Address: [Investment Property Address]

Loan Amount: \$[Amount]

Loan Program: [Program Name - Non-Owner Occupied]

Dear [Borrower Name],

We are pleased to inform you that your application for a non-owner occupied investment property loan has been conditionally approved. This approval is based on the initial review of your creditworthiness and the financial information provided.

Final loan approval is subject to the satisfaction of the following conditions:

- Final appraisal report confirming a market value of at least \$[Amount].
- Evidence of sufficient cash reserves as required for investment properties.
- Verification of current leases or projected market rent (Form 1007/216).
- Satisfactory title commitment and proof of hazard insurance.
- Updated business or personal bank statements for the last 60 days.
- Verification of [Any specific outstanding document].

Please note that this letter is not a commitment to lend. This conditional approval is subject to a final underwriting review of all requested documentation and no material change in your financial position.

This conditional approval will expire on [Expiration Date].

Sincerely,

[Loan Officer Name]

[Company Name]

[Phone Number]

[Email Address]