



**WILSHIRE**  
FINANCE PARTNERS  
THE ALTERNATIVE SOLUTION

Wilshire Finance Partners  
866.575.5070  
Loans@WilshireFP.com  
www.WilshireFP.com  
1400 Newport Center Drive, Suite 250  
Newport Beach, CA 92660

## Capital Market Solutions - Senior Housing

### Alternative Debt

<b>Execution</b>	<ul style="list-style-type: none"><li>• Bridge Debt</li></ul>
<b>Target Loan Size</b>	<ul style="list-style-type: none"><li>• \$1,000,000 Minimum</li><li>• Up to \$10,000,000</li></ul>
<b>Capital For</b>	<ul style="list-style-type: none"><li>• Strategic Acquisitions</li><li>• Refinances</li><li>• Competitive Repositioning</li><li>• Acuity Level Transition</li></ul>
<b>Structure</b>	<ul style="list-style-type: none"><li>• First Mortgage</li><li>• Second Mortgage</li><li>• Mezzanine Debt</li><li>• Participating Debt/Hybrid Equity</li></ul>
<b>Terms</b>	<ul style="list-style-type: none"><li>• Up to 3 Years</li><li>• Fixed Rate, Interest Only</li><li>• Balloon at Maturity</li><li>• No Prepayment Penalty</li></ul>

### Eligible Property Types

- Age Restricted Housing**
  - Active Adult & Age-Restricted Communities
- Independent Living**
  - Age-Restricted Retirement Communities (with little or no nursing care)
- Assisted Living**
  - Assisted Living Facilities (with or without Memory Care)
  - Continuing Care Retirement Communities ("CCRC")
  - Skilled Nursing up to 20% of Facility
- Medical Office Buildings**
  - Multi-Tenant
  - Owner User / Single Tenant

Wilshire is a real estate investment banker delivering alternative and permanent financing solutions and advisory services to regional institutional owners of senior housing and healthcare-related real estate.

Our alternative short-term capital solutions are used by clients to strategically bridge the gap in timing and financing on opportunities and situations requiring the speed and flexibility of a balance sheet lender.

**Call For More Information**  
**866.575.5070**  
**Wilshire Finance Partners**

**DISCLOSURES:**

This communication is directed to real estate professionals only. This communication is not a loan approval, agreement or commitment to lend. The circulation of any attached documents is for discussion purposes only and Wilshire Finance Partners, Inc. may make substantial and material revisions to the same. Rates and terms are subject to change without notice. Loans made by Wilshire Finance Partners, Inc. California Department of Real Estate Broker License number 01523207 and California Department of Financial Protection and Innovation, Finance Lenders License number 603K729; WFP Income Fund, LLC, California Department of Financial Protection and Innovation, Finance Lenders License number 603K726; WFP Opportunity Fund, LLC California Department of Financial Protection and Innovation, Finance Lenders License number 603K725; or WFP Income Fund REIT, LLC, California Department of Financial Protection and Innovation Finance License number 60DBO-99184. •Equal Opportunity Housing Lender• Wilshire Finance Partners®, Proven Professional Performance®, and The Alternative Solution® are registered trademarks of Wilshire Finance Partners, Inc. © 2021 Wilshire Finance Partners, Inc. All rights reserved.