

Palm Springs (Riverside County)

Refinance Rental Property

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Townhouse
Occupancy	Non Owner
Purpose	Business
Loan Amount	\$240,000
Appraised Value	\$400,000
Loan-to-Value	60%
Protective Equity	\$160,000
Investor Yield	10.50%
Term	3 Years (40 due in 3)

Fund directly into insuring Title Company
Your vesting on Note and Deed of Trust

Comments: *Appraisal dated August 5, 2022*

Our borrower has owned this property for 30+ years. She has excellent credit and will use the net loan proceeds to finish the remodel.

Similar units rent for about \$2,800/month (zillow)

Per Appraiser: This property offers 1,344 sq. ft. of living space featuring 3 bedrooms, 2 baths and a 2-car carport. The HOA fee is \$328/month.

Options: *Available as a multi-beneficiary (partial interest portions)*

Examples of investor returns —

\$50,000	partial interest – scheduled monthly income	\$444
\$100,000	partial interest – scheduled monthly income	\$889
\$240,000	whole note – scheduled monthly income	\$2,133

Loan Servicing: Capital Benefit offers comprehensive loan servicing

Summary Information only – call Marcel Bruetsch at (949) 566-9040 for more information or a complete investor diligence package.

For additional Trust Deed Investments, visit capitalbenefit.com

Available to California investors or all qualified investors.



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