

MMG

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[Private Investor Industry Movers and Shakers Know when to say "NO"](#)

Sponsors



Running the Race as if you are going to win

Newsletter Subtitle

July 2008



Greetings!

Hello fellow investors, the market is back. Private investors are lending at a high rate once again. They are more cautious this time around but at least there back on the treadmill.

There are two things you should be doing as an investor right now, Buying or refinancing to buy more property. We are in discount heaven right now. The market is down for only those who did not handle there finances correct when the market was up. Programs you can not imagine are available for the right commercial real estate investor. Read ON.....



MMG Funds

Private Investor

Commercial Loans

- Loans up to \$100,000,000
- Up to 85% LTV
- No 1003 or Credit report * case by case basis
- Written Commitments in 48 hrs
- Closing within 14 business days (case by case basis)
- Loans made any where in the U.S.

[Full story](#)

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Industry Movers and Shakers

Sonnenblick-Eichner Arranges Construction Financing

Sonnenblick-Eichner Co. has arranged a \$20 million leasehold construction loan for Malibu Lumber Shopping Center, located on the Pacific Coast Highway in Malibu, Calif. The loan, which was secured from a money center commercial bank, provides for up to 90 percent of the total project costs at an interest rate of LIBOR + 250 and limited borrower recourse. The property is subject to a long term unsubordinated ground lease from the city of Malibu, and is being developed at a total project cost of nearly \$700 a leasehold foot. The property will cater to both national and local tenants including J. Crew, Tory Burch and Theory. The project, which is being developed in joint venture by Richard Weintraub and Richard Sperber, is located within close proximity to Pepperdine University and Malibu Colony.

[Full story](#)

Know when to say "NO"

Just because it shines does not mean its Gold!

As brokers and correspondent lenders you have to know when to say "NO" to deals even when the client has the money to pay for the deal. All deals and all clients are not good deals. We are in a market where everyone has the greatest idea, or the greatest project. Three main rules to follow in commercial real estate when weeding out deals. Rule # 1: Let some one else work with non- seasoned investors, you don't want the headache of a first time developer. Rule # 2: Know your market, know the trend, if other private investors are not lending in that area, there may be a reason. Rule # 3: Follow your gut, if you sense the client is a problem from the beginning, PASS, and don't look back.

[Full story](#)

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About Us

We are a High Net-Worth Commercial Brokerage Firm, focused on commercial real estate Financing and Management. At MMG Funds, we specialize in High-Net worth commercial real estate loans and development projects starting at \$5 Million and above. We provide creative finance options for business owners, and high net worth individuals, who's time is limited when securing financing for there commercial project. MMG uses a simple in house underwriting system to determine your loan status in minutes. MMG has earned the right to partner with the top lending sources in America, making your loan process as simple as possible.

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