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F U N D I N G I N C

**“Commercial Real Estate Funding”**

**1 West Ames Ct. Suite 200**

**Plainview, NY 11803**

**[info@v3funding.com](mailto:info@v3funding.com)**

# SERVICE

Why use a Funding Consultant to obtain commercial Financing?

Our Clients enjoy our services because of our commitment to their individual needs.

Our performance is measured by fast turn around time and flexible and creative underwriting options that provide sound solutions for our clients.

# ***Company Background and Professional Services***

**V3 Funding, Inc** is a full-service commercial finance consulting firm. We recognize that each client and project, although often quite similar to others, is unique and special. Therefore, we work with each client to professionally assess their financial position, needs, and objectives; to analyze and project realistic costs, market values and sale pricing for their projects; and to directly procure the best available financing for each client's project from a myriad of investment sources.

# ***Company Background and Professional Services***

More than merely providing commercial financing consulting services, the Company analyzes and coordinates development, financing and exit strategies and options; budget and operating projections; property data and evaluation; market competition and investment decision-making among the clients' and investors' principals, accountants, legal counsels, appraisers, and investment underwriters.

# ***Company Background and Professional Services***

Over the past year, the Company has funded several hundred million dollars of institutional and private debt, equity and mezzanine financing for a wide variety of quality commercial real estate projects throughout the World. The firm directly arranges debt, mezzanine financing and equity for acquisition, bridge, construction, and permanent financing from Millions to Billions for credit-worthy and experienced sponsors of quality commercial real estate properties and projects. Special invitation only programs for 100% Equity JV funding is available.

# ***Company Background and Professional Services***

Property types include: Acquisition and Development of: apartment, condominium, and co-op complexes; golf courses; health care and senior-living properties; resort – hotel/condotel and hospitality properties; industrial and warehouse properties; marinas; office buildings; shopping centers and stand-alone retail properties; time-share properties and residential and planned mixed-use developments.

# ***Special Financial Services***

- Bank Instrument Financing/Monetizing
- Credit Enhancements
- Swift Bank to Bank Transactions
- Leveraging
- REO and Performing and Non-Performing Notes
- Private Placements
- Hard Money

# ***“PROPERTY TYPES”***

- Apartments
- Car Wash
- Hospital
- Industrial
- Building
- Warehouse
- Hotel/Motel/Condotel
- Office (single/multi-tenant)
- Rehabilitation
- Retail
- Sale-Lease Back
- Casino
- Churches
- Gas Station
- Venture Capital
- Special Purpose
- Marina
- Mixed Use
- Outlet Center
- Recreation
- Resorts
- Single/Multi-Family Homes
- Custom
- Acquisition/Development
- Auto Care
- Condominium
- Golf Course
- Medical Office
- Mobile Homes
- Parking Garages
- Regional Mall
- Many More.....

# ***Company Background and Professional Services***

Most permanent mortgages are non-recourse with highly competitive fixed-interest rates, and, with loan terms up to 40 years. Small loan programs (purchases and re-finances) are also available at slightly higher fixed-interest rates for existing owner-occupied and income-producing properties between \$300,000 and \$10 Million.

# ***Company Background and Professional Services***

The company also arranges asset-based and working capital loans for manufacturing and service businesses; major aviation, marine, trucking and heavy machinery equipment loans; sale lease backs and, business and medical accounts receivable factoring/financing.

# ***Company Background and Professional Services***

The company has direct working relationships with the decision-making officers of many domestic and foreign commercial lending institutions and private investors. Such capital sources include: commercial and savings banks; credit corporations; HUD, Fannie Mae and Freddie Mac Delegated Underwriter-Services; insurance companies; pension and trust funds; real estate investment trusts; Wall Street investment firms; mortgage-backed security capital market lenders; and, private lenders.

## ***Company Background and Professional Services***

The company also has direct access to several major Wall Street and private investment banking firms and real estate investment trusts for the placement of development equity, participating mortgages, mezzanine loans, and joint ventures for select, well-experienced major developers.

# ***Company Background and Professional Services***

The Company's founders have been involved in the financial services industry since 1987. They also have extensive professional training and experience in Banking and ancillary financial products.

# ***CONTACT US***

The Company headquarters is located at: 1 West Ames Court, Suite 200 Plainview, New York 11803. Our home office e-mail is: [info@v3funding.com](mailto:info@v3funding.com)

Contact Numbers:

Office: **516-576-5500**

Fax: **516-576-0707**

# MANAGEMENT

Paul Punzone CEO:

A true entrepreneur since 1984, Paul has successfully financed and managed several public and private entities. His finance experience is hands on. He is currently responsible for handling many of his clients personal and corporate financial needs. He is a leader in this industry.

[paulp@v3funding.com](mailto:paulp@v3funding.com)

# MANAGEMENT

Anthony Punzone President:

A Wall Street Veteran of 15 years and has managed billions for some of the leading firms on the street. He handled three bank conversions and was instrumental in starting the Prime Broker business for Prudential Securities. Currently, he is using his vast knowledge of banking to help run the day to day operations for V3 Funding.

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