

Commercial Lending in the Republic of Ireland

octopus real estate
A brighter way

Supporting brokers and borrowers

We ensure the lending process is as smooth and efficient as possible for brokers and their borrowers.

Non-bank lender

We're not a bank, and have discretionary capital. This enables us to accommodate clients, move quickly and deliver.

Specialist lender

We lend across niche sectors, bringing best practice, good compliance and strong governance.

Flexible approach

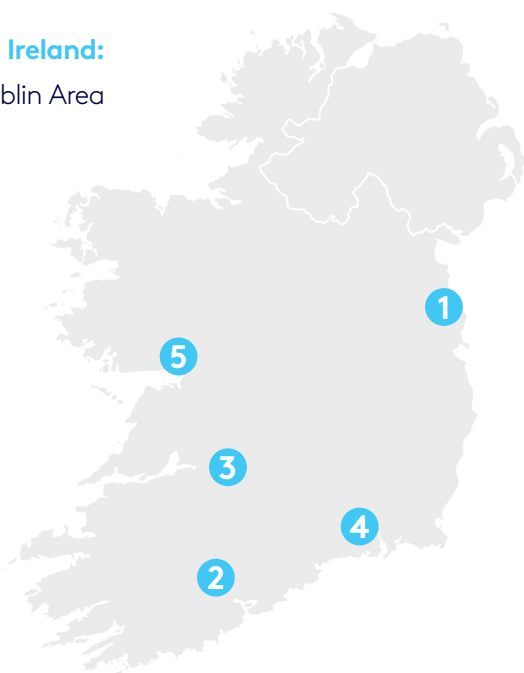
As market and client requirements change, we change with them, always tailoring loans to individuals.

Focus on speed

We work in line with each client's completion date, using refined processes, synced-up teams and a dedicated case manager.

Locations in Ireland:

1. Greater Dublin Area
2. Cork
3. Limerick
4. Waterford
5. Galway



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Key features

Max LTV	70%
Rate	From 0.75% p.m.
Term	1-24 months
Arrangement fee	From 0.50%
Procuration fee	From 1.00%
Early repayment charge	None

We can help

- Commercial assets from land with planning to industrial and hotels.
- Active management, turnaround and vacant assets.
- Day one loans based on existing use value with further advances to reflect value enhancement through planning, refurbishment or reletting.

Key facts

- Loans can be completed in as little as one week
- Our experienced in-house lending team are all fully qualified Chartered Surveyors who have decades of investment experience and know how to structure loans to achieve your client's objectives



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