



Documents needed to arrange funding for new construction and ground up commercial development projects.

✓ Check off the Items as you Send them to
Info@advisoryservicesusa.com

Please provide all the requested information below that applies to you or the project you are seeking funding for:

- Contractor/Developer Resume/CV – Please include any current projects working on
- * I need investor(s) to meet the reserve requirements that most lenders require to approve a loan.
- Contractor/Developer License (if any)
- Contractor/Developer Personal Financial Statement
- List of the Contractor/Developer’s current and past completed projects
- Financial Model & Executive Summary for the Project(s) seeking funding for
- Timelines for each stage of the Construction Project
- Inventory of Materials
- List of Suppliers
- List of Subcontractors to be used with contact info for each

- Soils and percolation test results {If applicable}
- Zoning classification, architectural and CCR requirements
- Proof of insurance {Hazard w/ course of construction or builders risk endorsement} Prior to closing
- Architectural Plan(s) for the Project
- Borrowers Individual and Corporate Tax Returns (3 years) for all owners with a 20% stake or more
- Current Balance Sheet of the Primary Borrower
- Most Current Company P & L Statement – Summary
- Property Appraisal
- Appraisal Projection showing an as Completed Value
- Borrowers Debt Schedule or other loan obligations
- Borrowers Personal Financial Statement
- Borrower complete and current Consumer Credit Report
- Any and All Environmental Studies, Permits etc.
- Legal Entity Paperwork (articles, bylaws, operating agreements etc.)
- Schedule of Current Real Estate Owned
- Return Signed Copy of our Non-Exclusive Advisory Funding Agreement**