

MLK Real Estate Capital

Arranges Bridge Financing for a Commercial Building and Development Site in Jersey City, New Jersey

NEW YORK, NY, January 7, 2019 — **MLK Real Estate Capital** (“MLK”) is pleased to announce that it has arranged bridge financing on behalf of its client (the “Sponsorship”), is a Jersey City-based developer with a significant track record of ground-up development throughout Hudson County, for the acquisition of a commercial building with significant development rights in the Journal Square neighborhood of Jersey City, New Jersey.

The financing opportunity was originated by MLK’s Managing Principal **Ryan Goldstein**, who also led the execution of the transaction.

“We were able to source the most attractive bridge financing terms possible by emphasizing the property’s as-of-right development viability as well as the in-place cashflow from the existing structure as a downside mitigator,” Goldstein commented. “The strength of the Sponsorship, the property’s central location within a redevelopment zone, and the flexibility built into the in-place leases made this an extremely compelling acquisition opportunity.”

The anticipated takeout for the bridge loan will be a construction loan, for which Goldstein anticipates going to market at some point in the next 24 months, once all necessary construction plans and permits are in place.

About MLK Real Estate Capital

MLK Real Estate Capital is a privately held, boutique commercial real estate banking and advisory firm. MLK provides Structured Finance/Strategic Advisory services to commercial real estate client sponsors and operators. MLK Real Estate Capital leverages its extensive capital network to facilitate: Equity Placement & Debt Placement on commercial real estate transactions for Joint Venture Acquisitions, Recapitalizations & Ground Up Development Projects on behalf of Real Estate client sponsors.