

PROPERTY FINANCE ENQUIRY FORM

Please complete the form and email back to property@davenham.co.uk

Client name (Block Capitals) _____ TEL: _____
 Client company _____ MOBILE: _____
 Date: _____ EMAIL: _____

BRIDGING FINANCE DEVELOPMENT FINANCE COMMERCIAL MORTGAGE

PROPERTY / SITE DETAILS

Brief details of enquiry _____

 Brief site description / location _____
 Purchase price £ _____ Purchase date: _____ Is it tenanted? Yes No Existing Sq. Ft. _____
 Current market value £ _____ Current rental income £ _____
 Existing borrowing £ _____ Lender _____ Original purchase price £ _____ Original purchase date _____
 Planning permission Full Outline Applied for Other Give details _____
 Details of proposed exit route _____

DEVELOPMENT FUNDING

Type New Build Conversion Refurbishment
 Contractor Own Firm Single FPC contractor Multiple FPC contractors Project Manager _____
 Warranty NHBC Zurich Premier Guarantee
 Gross Sq. Ft _____ Build costs £ _____ Duration of build _____

FINAL SALES VALUES (GDV) FOR MULTIPLE UNITS - BREAKDOWN FOR EACH UNIT

Description of final units	sq.ft (NET)	Value
1. _____	_____	£ _____
2. _____	_____	£ _____
3. _____	_____	£ _____
4. _____	_____	£ _____
TOTAL GDV:		£ _____

LAND PURCHASE AND DEVELOPMENT COSTS

Land	£ _____
Stamp Duty	£ _____
Legal Fees	£ _____
Total Land costs (a)	£ _____
Basic Build	£ _____
Demolition	£ _____
Prelims, Roads and externals	£ _____
Services	£ _____
Fees	£ _____
Total Development costs (b)	£ _____
Total Funding (a) + (b) = (c)	£ _____
Less Clients stake (d)	£ _____
Total Funding required (c) -(d)	£ _____

SOLICITORS CONTACT DETAILS:

NAME: _____
 TEL: _____
 EMAIL: _____
 ADDRESS: _____

VALUERS CONTACT DETAILS:

NAME: _____
 TEL: _____
 EMAIL: _____
 ADDRESS: _____

DOCUMENTATION THAT WILL BE REQUIRED FOR ALL PROPOSALS

1. Completed Net Worth Statement
2. Completed Credit Search Consent Form
3. Original ID for each applicant
4. Business background profile for each applicant
5. Last 6 months personal and business bank statements
6. Latest trading accounts for the business

In addition for Development Finance we will also require the following documentation:

7. Planning permission and approved drawings
8. Details of contractor (if applicable)
9. Confirmation of NHBC/Zurich/Premier Guarantee cover
10. Detailed build cost estimates
11. Two local Estate Agents' opinions of end of sale prices
12. Month by month cashflow of the project