



## PROUDLY SERVING THE HEALTHCARE REAL ESTATE INDUSTRY

### About Us

Oxford Finance LLC provides capital for growth and development to life sciences and healthcare services companies worldwide.

We have remained a leader in the lending industry because of our financial strength and commitment to be fair, flexible and responsive to the changing needs of our clients.

### Providing More Than Monetary Value

Over the years, Oxford has been steadfast in its commitment to:

**Offer Flexible Solutions** – Ensuring that the loan terms, draw-down period, availability, interest rates, collateral mix and loan amounts meet the expectations and needs of our clients

**Approve and Execute Transactions Quickly** – Avoiding bureaucratic layers and empowering our professional team to perform a thorough screening, promptly prepare accurate loan documents and close in a timely manner

**Establish Personal Relationships** – Having a knowledgeable team of experts from our Business Development, Credit & Portfolio and Legal departments dedicated to individual clients from the beginning to the end of each loan transaction

### Oxford Overview

- Origination of over \$9 billion in loans
- Credit facilities ranging from \$5MM to \$200MM
- Real estate and cash flow term loans
- Revolving credit facilities
- Headquarters in Alexandria, Virginia, with offices in California, and the greater Boston and New York City metropolitan areas

### Offering Multiple Financial Products

#### REAL ESTATE TERM LOAN

- Bridge, mini-permanent and mezzanine
- Range from \$5MM to \$150MM
- Two- to five-year term
- Up to 25-year amortization period, with interest only option
- Delayed draw feature to fund additional acquisitions available in select situations

#### REVOLVING LINES OF CREDIT

- Asset-based
- Range from \$5MM to \$50MM
- Two- to five-year term
- Interest Only

#### STRUCTURED PRODUCTS

- Customizable financing solution available to facilitate the acquisition of qualified healthcare properties
- When paired with our traditional Real Estate Term Loan, potential financing up to 95% loan-to-cost available
- Buyer retains 100% of ownership

# SELECT TRANSACTIONS



NORTH CAPE  
INVESTMENTS

**\$87,500,000**

Credit Facility  
Sole Lender  
Texas



**Undisclosed  
Amount**

Term Loan & Revolver  
Sole Lender  
Silver Spring, MD



MISSION  
POINT  
NURSING & PHYSICAL REHABILITATION CENTER  
- GRANDVILLE

**\$8,000,000**

Term Loan & Revolver  
Sole Lender  
Michigan



**\$66,900,000**

Term Loan  
Sole Lender  
Louisiana



MOSAIC  
MANAGEMENT GROUP

**\$13,500,000**

Term Loan  
Sole Lender  
Wisconsin



**\$15,000,000**

Term Loan  
Sole Lender  
San Diego, CA



**\$15,900,000**

Term Loan & Revolver  
Sole Lender  
Utah



**\$27,500,000**

Term Loan & Revolver  
Sole Lender  
Texas



**\$24,000,000**

Term Loan  
Sole Lender  
Ohio

POINTE GROUP CARE LLC

**\$57,200,000**

Term Loan & Revolver  
Sole Lender  
Stoughton, MA



**\$23,500,000**

Term Loan & Revolver  
Sole Lender  
Massachusetts



**\$49,500,000**

Term Loan & Revolver  
Sole Lender  
Indiana



**\$64,650,000**

Term Loan & Revolver  
Sole Lender  
Englewood Cliffs, NJ



**\$109,800,000**

Term Loan B  
Co-Lender  
Novi, MI



**Undisclosed  
Amount**

Term Loan & Revolver  
Sole Lender  
Silver Spring, MD



**\$96,000,000**

Term Loan  
Sole Lender  
Lake Forest, CA

Oxford is the principal lender or principal co-lender in each transaction. Loans made or arranged pursuant to a California Financing Law License.

## HEALTHCARE SERVICES REAL ESTATE TEAM

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