



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 more than \$11 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



\$60,000,000

Term Loan & Revolver
Sole Lender
West Virginia



\$58,900,000

Term Loan & Revolver
Sole Lender
Illinois



Senior Health Care SOLUTIONS

\$38,600,000

Term Loan & Revolver
Sole Lender
Pennsylvania



\$14,250,000

Revolver
Sole Lender
Texas



\$28,000,000

Term Loan & Revolver
Sole Lender
Massachusetts



\$100,000,000

Term Loan
Sole Lender
Michigan



\$20,000,000

Revolver
Sole Lender
Michigan



Undisclosed Amount

Term Loan & Revolver
Sole Lender
Maryland



\$124,750,000

Term Loan
Sole Lender
Maryland



\$87,500,000

Term Loan
Sole Lender
Texas



\$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
California



\$15,900,000

Term Loan
Sole Lender
Utah



\$27,500,000

Term Loan & Revolver
Sole Lender
Texas



\$23,500,000

Term Loan & Revolver
Sole Lender
Massachusetts

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

Trazy Maziek

Senior Managing Director,
Head of Healthcare Services
Phone: 858.750.2563
tmaziek@oxfordfinance.com

Kevin Harbour

Managing Director,
Healthcare Services
Phone: 949.558.3677
kharbour@oxfordfinance.com

Richard Russakoff

Director,
Healthcare Services
Phone: 424.330.2122
russakoff@oxfordfinance.com

Matthew Pulley

Director,
Healthcare Services
Phone: 704.561.6800
mpulley@oxfordfinance.com