



A10 Capital Funds \$27MM Loan on Retail/ Multifamily Property in NYC's SoHo

Bridge Loan Caps Busy Q4 for Middle Market Commercial Property Lender

Stamford, CT December 1, 2016 -- A10 Capital, the nation's leading provider of middle-market commercial real estate loans, today announced that it has closed a \$27 million bridge loan refinancing a retail/ multifamily property on the Broadway retail corridor of SoHo, one of Manhattan's top shopping destinations.

The 5-story, 14,500 square foot property includes a ground-floor leased to a brand name national clothing line, and four loft-style 2,500 square foot apartments above.

A10 Capital structured its financing as a 2-year, floating rate bridge loan. It refinanced the borrower's existing loan of \$23.5 million, and provided an additional \$2 million in proceeds to the borrower at closing.

"This is a valuable property in a prime location, although relatively small by New York City standards. The middle market expertise of A10 Capital, along with our partnership with Meridian, helped the borrower realize the full value of 535 Broadway," said Chris McDaniel, Executive Vice President at A10 Capital, who structured and closed the loan.

Cary E. Pollack, Managing Director at Meridian Capital Group, who arranged the financing together with Judah Neuman, Vice President at Meridian Capital Group, added, "We are pleased to have worked with A10 Capital and the Jangana siblings, Jack Jangana, Jenny Haim and Joyce Reiss, of Continental Equities Group on this financing. A10 understood the borrower's needs as well as the inherent value of the property and worked with us to deliver Continental a financing structure that that will allow them to maximize the value of this high-quality asset in the heart of SoHo."

A10 Capital Expanding National Footprint and Business

The deal closes during a busy fourth quarter for A10 Capital, which is experiencing over twice as much closing than its previous two business quarters.

"We are extremely pleased that our business continues to expand with new borrower relationships, such as Continental Equities. We believe our business model better serves these borrowers as they look for non-recourse terms and greater certainty in an otherwise volatile market," said Jerry Dunn, CEO of A10 Capital. Dunn said borrowers are attracted to A10's menu of multiple loan products, commitment to keeping all loans on its balance sheet, and in-house servicing for the life of the loans. "We believe our full-service platform and one-stop business model is unique in the commercial real estate lending industry."

CEO Jerry Dunn also attributes the growth in volume to the company's investment in new senior-level talent and focus on areas of the country with significant growth potential. Over 30 new employees have

joined A10 year-to-date, including new loan originators in key markets and senior executives in Texas, California and New Jersey. “Our footprint is expanding and we expect the recent business volume will continue to grow through 2017 and beyond.”

About A10 Capital

Both commercial property and single-family rental home investors rely on A10 Capital as their one-stop balance sheet lender for middle-market commercial mortgages. With loans ranging from \$1 million to \$20 million per commercial property and \$500,000 to \$20 million for single-family rental portfolios, our broad menu of bridge and permanent loans cover the entire life cycle of properties across the United States. Our full service platform incorporates focused origination, speedy underwriting, in-house legal and servicing for the life of the loan. An innovator in the industry with a scalable funding model, A10 is backed by four significant institutions: \$5.1 trillion asset management firm BlackRock, \$131 billion global investment firm KKR, the \$20 billion global private equity firm H.I.G. Capital, and THL Credit, the credit affiliate of Thomas H. Lee Partners. We are based in Boise and Dallas and have regional offices in key markets nationwide. For more information, please visit us at www.a10capital.com.

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