

## Walker & Dunlop Closes \$13,442,000 Loan for Sun Valley Estates Manufactured Housing Park - Florida

**Bethesda, Maryland – July 26, 2010** – Walker & Dunlop provided a \$13,442,000 refinance loan for Sun Valley Estates Manufactured Housing Park located in Tarpon Springs, Florida. The loan was structured with a 10-year term and a 30-year amortization. The loan was underwritten to a 70 percent loan-to-value with a 1.30x debt-service coverage ratio. Walker & Dunlop was able to secure a highly attractive interest rate and close the deal in 42 days from receiving the signed application.

The borrower commented, “We were impressed by Walker & Dunlop’s professionalism, customer service, and mostly, the speed and efficiency at which they were able to process and close this deal. Walker & Dunlop’s longstanding relationship with Fannie Mae served to expedite the financing process and we couldn’t be happier with the service we received.”



Sun Valley Estates MHP is a 55+ age-restricted mobile home community built in 1972. The community consists of 261 pad sites with 231 double-wide and 30 single-wide homes. Common amenities include an outdoor pool, 8 shuffleboard courts, a leasing office, a laundry facility, a community room, a storage area and a library. The property was 94% leased at closing.

Cary Monroe and Mike Giordano, Monroe & Giordano, originated the loan. Andrew Tapley, senior vice president, Multifamily Finance, (301/215-5578, [atapley@walkerdunlop.com](mailto:atapley@walkerdunlop.com)) led the Walker & Dunlop team.

### About Walker & Dunlop

Walker & Dunlop, established in 1937, is a real estate finance company and one of the largest multifamily lenders in the United States. The Multifamily and FHA Finance groups of Walker & Dunlop are focused on lending to property owners, investors, and developers of multifamily properties across the country. As a Fannie Mae DUST™, Freddie Mac Program Plus® and Map- and Lean-approved FHA lender, Walker & Dunlop lends on most major multifamily asset classes including market-rate apartments, affordable apartments, manufactured housing developments, seniors housing, and student housing. The Capital Markets and Principal Investments groups of Walker & Dunlop provide a broad range of advisory, financing, and investment services to clients across the Mid-Atlantic region. In 2009, Walker & Dunlop originated more than \$2.4 billion in commercial real estate financing. The company services over \$13.2 billion of commercial mortgages and asset manages over 1,500 properties across the country. Additional information on Walker & Dunlop can be found at [www.walkerdunlop.com](http://www.walkerdunlop.com).

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