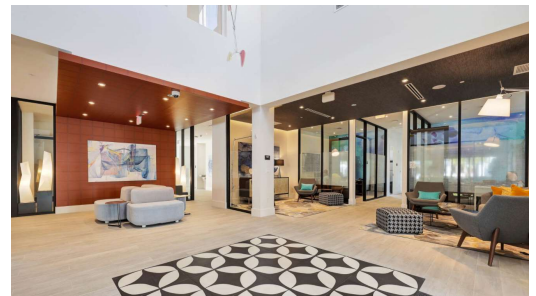
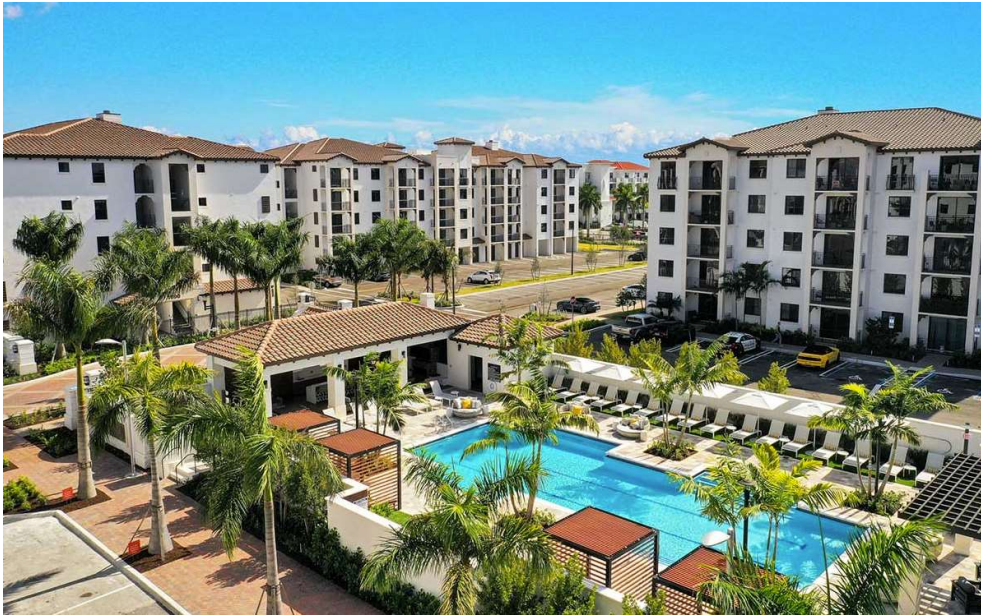


## Closing Notice – Sovereign Pacifica – Boynton Beach, FL



- **CCL Capital**, As exclusive debt advisor to Sovereign Properties, successfully facilitated \$71.5MM in senior floating rate financing and \$13.2MM in preferred equity
- **Project Overview** – 324-unit class A multifamily community, 2020 build
- **Acquisition** – Off market acquisition in July 2021 for \$92.7MM
- **Mark Up Rent Business Plan** – 10% delta between in place and market rents, allowing for immediate upside
- **Sponsor** – Sovereign Properties is a fully integrated multifamily development company with a 15+ year track record. Over \$250MM acquired or developed totaling over 5,000 units across 5 markets



**324-Unit**  
Multifamily Acquisition



**\$71.5MM**  
Debt Financing



**\$13.2MM**  
Preferred Equity



Boutique Quality Service  
Institutional Caliber Results