

FOR IMMEDIATE RELEASE:

**Lucent Capital Represents Buyer in Acquisition of a Note Secured by a Retail & Office Complex;  
Raises 88% of Total Project Cost through High Leverage Debt**

BEVERLY HILLS, CA-- Commercial real estate advisory firm Lucent Capital has announced that it represented a Beverly Hills-based real estate investment firm in the acquisition and financing of a note secured by a 38,567 square-foot retail and office complex in La Quinta, CA, announced Lucent Managing Director Farzin Emrani.

The bridge financing was funded by a Los Angeles-based Family Office. The non recourse loan was 88 percent LTC, with a prepayment option after 12 months, was committed to in two weeks by the lender. This was the second deal Lucent capital arranged between the Sponsor and Lender in as many months.

“Lucent Capital is relationship focused and takes joy in seeing our clients do repeat business with capital partners we have introduced, “ says Emrani. “This deal was unique given the extremely high leverage was secured by an assignment interest in a note.”

About Lucent Capital

Lucent Capital ([www.lucentcapital.com](http://www.lucentcapital.com)) is a leading boutique real estate finance and investment advisory firm serving real estate owners, investors, developers and financial institutions nationwide. With more than \$6 Billion of collective experience through cyclical real estate environments, Lucent Capital's team of professionals has a proven track record of delivering sophisticated and creative capital solutions for a wide variety of complex real estate transactions on all major product types. Through tailor-made solutions, executable advice, and reliable financial counsel, Lucent Capital provides its clients with highly specialized advisory services spanning the entire capital markets spectrum.