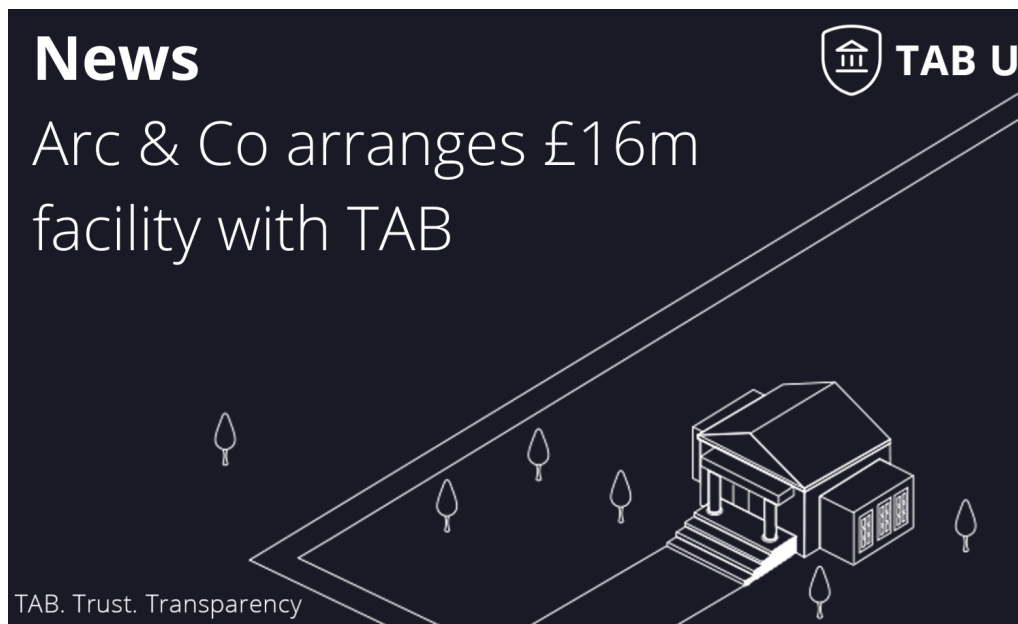


# Press release: Arc & Co arranges £16m facility with TAB

News

30.06.23



Specialist debt advisory Arc & Co has arranged a £16m first charge six-month bridging loan with lender TAB on behalf of a private client.

The 70% LTV facility is being used to refinance 60 apartments across two buildings in Leeds — one block of student accommodation and a second residential block.

The borrower was facing tight deadlines as its existing lenders' terms were ending and TAB was able to step in to refinance two separate lenders simultaneously on the same day.

The loan will also facilitate a leasing period ahead of refinancing onto a long-term debt arrangement.

View the full case study [here](#).

This was a difficult and complex deal and with mainstream lenders out of the equation, we knew that this called for the expertise of a specialist finance provider. TAB went the extra mile to help us structure the debt on behalf of our client, even in these challenging circumstances and we look forward to working with them again in the future.

**Edward Horn-Smith, MD at Arc & Co**

This was a complex deal calling for an innovative and proactive approach. Technically, this facility consists of four loans — totaling £16m — across multiple assets for one borrower. It's a credit to Emmanuel Johnson (underwriter at TAB) and the team that we got it over the line so swiftly.

**Nick Russell, sales director at TAB**

**Capital is at risk.** Property values can go down as well as up. Borrowers may default and investments may not perform as expected. Interest and income are not guaranteed. Returns may vary. You should not invest more than you can afford to lose. TAB is not authorised by the Financial Conduct Authority. Investments are not regulated and you will have no access to the Financial Services Compensation Scheme (FSCS) or the Financial Ombudsman Service (FOS). Past performance and forecasts are not reliable indicators of future results and should not be relied on. Forecasts are based on TAB's own internal calculations and opinions and may change. Investments are illiquid. Once invested, you are committed for the full term. Tax treatment depends on individual circumstances and may change.

You are advised to obtain appropriate tax or investment advice where necessary. Understand more about the key risks [here](#).

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