



# DEAL BOOK

*Our Portfolio*

# ABOUT US

TRUSTED *LENDING*  
FOR TOMORROW'S  
*LANDMARKS*

HALL Structured Finance is an entrepreneurial, value-add, direct private lender to the real estate industry. We provide first mortgage construction financing, and acquisition bridge loan financing for commercial real estate projects with a focus on the hotel and multifamily sectors. Our lending programs are designed to provide real estate owners, operators, and developers financing options driven by private capital and to be a resource for projects that may be underserved by banks and other institutional capital markets.





# THE RASHA AT AUDUBON Magnolia, TX



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\$58.92 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The Rasha at Audubon apartments will provide 326 Class A garden style apartment units across five, three-story buildings and two, four-story buildings. The project is part of a 3,000-acre master planned community known as Audubon that is anticipated to contain over 5,000 single family homes, 630 multifamily units, and more than 700 acres of community parks, nature trails, hike and bike trails and waterfalls integrated throughout the development.

# CATHEDRAL HEIGHTS

Washington, DC



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\$20 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The Cathedral Heights Apartments will be a Class A, 5-story building offering 23 units for rent. Each unit will offer high-end finishes, including stainless steel appliances, dishwashers, and in-unit laundry. The project will also include the inter-site relocation and renovation of two historic homes. The historic homes will be fully renovated into luxury homes.



# HYATT REGENCY Frisco, Texas

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\$44 MILLION

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BRIDGE LOAN

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HOTEL

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Hyatt Regency Frisco is a 303-room, full-service hotel with direct access to Stonebriar Centre, a 1.7 million square foot super-regional mall. Hotel amenities include a restaurant & bar, pool deck, Regency Club lounge, and approximately 29,000 square feet of meeting and event spaces. The connecting mall has more than 200 retail stores and is the second highest performing in the Dallas-Fort Worth metropolitan area.



# RIVER CREEK LOFTS

Lebanon, OH



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\$21.95 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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River Creek Lofts will provide 120 Class A, upscale apartment units in South Lebanon, Ohio, a community located 30 miles northeast of Cincinnati. Apartments will feature 9-foot ceilings, private balconies, walk-in closets, stainless steel appliances and granite countertops. Residents will also have access to multiple pickleball courts and a basketball court, in addition to 236 miles of walking and biking trails along the Little Miami River to Lake Erie via a pedestrian bridge. The developer is VCARVE Constructions based in Dayton, Ohio.



# RESIDENCE INN BY MARRIOTT Ormond Beach, Florida

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\$35 MILLION

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CONSTRUCTION LOAN

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HOTEL

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Residence Inn by Marriott Ormond Beach will feature 137 beach-front rooms and amenities as well as direct private beach access. The five-story hotel is located five miles from downtown Daytona Beach, seven miles from Daytona International Speedway and eight miles from Daytona International Airport. The project developer is Contender Development based in Greenville, South Carolina.



# MARRIOTT COURTYARD AND RESIDENCE INN Sand City, California

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\$39 MILLION

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CONSTRUCTION LOAN

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HOTEL

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Marriott Courtyard and Residence Inn in Sand City, California is a 139,660-square-foot building that will include 215 guest rooms. The Courtyard by Marriott's 127 guestrooms will feature the brand's clean lines, marrying beach style with a modern feel while Resident Inn by Marriott's 88 rooms are designed for the longer-stay guest. The property is located a short walking distance from the beach and three miles from downtown Monterey, California, one of the top drivable leisure destinations in the country averaging 4.6 million visitors per year.





# MINT HOUSE Washington, DC

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\$30.25 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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Mint House Washington, DC is an 11-story former office building that will soon be home to 85 high-end executive suite apartment units complete with full kitchens and spacious living areas. Located in the heart of the Golden Triangle, the project is just a few blocks from the White House and other major landmarks and museums. The hotel will feature a fitness center, meeting space, and a communal lounge.



# THE BREEZE

Winter Haven, FL



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\$22 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The Breeze will be comprised of 102 class-A apartments that will feature 10-foot ceilings, large balconies, and granite countertops, with upgraded appliances, cabinets, and fixtures. Luxury amenities will include an outdoor pool with cabanas, indoor and outdoor bar area, and a fitness center.



# AC HOTEL BY MARRIOTT SYMPHONY PARK AND ELEMENT BY WESTIN SYMPHONY PARK Las Vegas, NV

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\$67 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 261,530-square-foot hotel will include 441 guest rooms. At the AC Hotel by Marriott Symphony Park, 322 guestrooms feature the brand's clean lines, marrying sophisticated European style with a modern feel. The Element by Westin Symphony Park includes 119 rooms designed for the longer-stay guest. The development will feature 18,025 square feet of flexible ballroom and meeting space, and seven entertainment suites with an outdoor pool and terrace.



# THE COOPER

Lakewood, CO



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\$24.6 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The Cooper will be a five-story, 72-unit, Class A, multi-family property with a fitness center and retail space on the ground level and residential units on floors two through five. The development will offer studio, one-bedroom and two-bedroom units ranging in size from 491 square feet to 1,022 square feet. Property amenities will include EV car charging stations, a resident lounge, and a two-level parking garage. The project's developer is Denver-based Elevate Companies.



# PERRY HOTEL Naples, FL

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\$52 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The Perry Hotel Naples will be a 160-room, seven story hotel in Naples, Florida that will feature a full-service restaurant, ground level outdoor pool, rooftop pool and bar, fitness center, and corporate meeting space. Most rooms will include private balconies and water views. The project's developer is FOD Capital, based in Key West, Florida.



# SOMM HOTEL & SPA, AUTOGRAPH COLLECTION Woodinville, WA

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\$52 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The Somm Hotel and Spa, Autograph Collection, is a 164-room hotel in Woodinville, Washington. The luxury hotel will feature a 5,661-square-foot spa, full-service restaurant with a private dining room, a 3,000-square-foot rooftop bar with views of Mount Rainier, generous meeting space, and 9,000 square feet of retail space. Once completed, it will be the centerpiece of Harvest Wine Village, a 20-acre master planned development.





# CANDLEWOOD SUITES BY IHG Mesa, AZ

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\$17.4 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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Candlewood Suites by IHG, in Mesa, Arizona, will be a four-story, 108-room extended stay hotel and feature a business center, fitness center, gazebo, and outdoor pool with hot tub. Additionally, each suite will include a fully equipped kitchen. The hotel is part of a 12-acre mixed-use development that includes a 240-unit apartment complex, scheduled to open by the end of the year; an existing 577-unit self-storage building; and planned restaurant. The project is being developed by Overland Development.



# ELEMENT BY WESTIN North Charleston, SC

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\$20 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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Element by Westin hotel is located in North Charleston, South Carolina, one mile north of the Charleston Convention Center and 2.5 miles from the Charleston Airport. The five-story, 125-room extended-stay hotel will have guestrooms that range from 270-square-foot studio-style to 642-square-foot suites with fully equipped kitchens and one-to-two-bedroom layouts. The development also includes 107 parking spaces on a two-acre site. The project is being developed by Greenville, South Carolina-based companies, Contender Development and Broadstreet. Arriba Capital brokered the deal.





# RESIDENCE INN BY MARRIOTT East Mesa, AZ

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\$19.1 MILLION

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1ST LIEN

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BRIDGE LOAN

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HOTEL

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Residence Inn by Marriott Phoenix Mesa East is a 127-suite hotel in East Mesa, Arizona. Rooms feature fully equipped kitchens, a dining and living room area, and dedicated workspace. The property was recently constructed and is adjacent to the Mountain Vista Medical Center with easy access to the cities of Mesa, Tempe, and Scottsdale. The hotel owner is Tucson-based Khangura Development.



# HYATT PLACE HOTEL Jackson, TN

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\$16.6 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 127-room hotel is being built adjacent to the Jackson-Madison County General Hospital (JMCGH) and will be the only hotel within a 3.5-mile radius of the campus. The Ronald McDonald House will lease the hotel's entire second floor. The developer is Hunt Properties and the broker for the loan was Arriba Capital.





# SENZA HOTEL Napa, CA

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\$29.3 MILLION

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1ST LIEN

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ACQUISITION / BRIDGE LOAN

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HOTEL

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Located in Napa, California, SENZA Hotel is a 48-key hotel that was recently purchased by Bentley Legacy Holdings and Cienda Partners. The boutique hotel consists of seven buildings on 2.42 acres and includes heated bathroom floors and a virtual fireplace in each guest room as well as an outdoor pool, hot tub and firepit, and an onsite spa. SENZA is located about 5 miles from downtown Napa and 6 miles from downtown Yountville.



# PEGASUS PARK Dallas, TX

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1ST LIEN

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BRIDGE LOAN

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MIXED-USE

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Pegasus Park is a 26-acre, mixed-use, life sciences-focused campus in Dallas, Texas.

The master planned development includes an 18-story tower with 538,000 square feet of office space, 37,000 square feet of lab and science co-working space and a brewery and restaurant. The owners and developers are J. Small Investments, Montgomery Street Partners and Lyda Hill Philanthropies. JLL Dallas and Hamilton Realty Finance brokered the deal.





# THE BRADDOCK APARTMENTS

North Bergen, NJ



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\$52.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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Located across the street from James J. Braddock Park, a beautiful 167-acre park with views of the Manhattan skyline, this Class A, 135-unit apartment development includes four levels of parking and 2,399 square feet of ground level retail space.

The project's developer is Sanz Management. Colliers' New York Capital Markets group brokered the deal.

# HOME2 SUITES BY HILTON AND TRU BY HILTON Houston, TX

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\$37.4 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The dual-branded hotel in downtown Houston will offer a select service lodging option through the Tru by Hilton brand, as well as an extended-stay option through the Home2 Suites by Hilton. Houston-based PA Hospitality is developing the property and will manage it. Mitchell Carlson Stone (MCS) Architects is the architect, EE Reed is the general contractor and the mortgage broker was Arriba Capital.





# OTONOMUS Las Vegas, NV



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\$85 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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Located two miles from the celebrated Las Vegas Strip, this Class A+ apartment complex includes 303 units, luxury amenities and 40,000 square feet of retail space. The project developer is Las Vegas-based development company Growth Holdings. CORE Advisory Partners sourced the financing for the project and Ascendant Capital provided the preferred equity.

# HAMPTON INN & SUITES Shenandoah, TX

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\$15.3 MILLION

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1ST LIEN

---

CONSTRUCTION LOAN

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HOTEL

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This five-story hotel will be located one-mile north of The Woodlands Town Center, which serves as the downtown of the area. The property is being developed by Nupen Patel, owner of Texas-based K & K Hotel Group.





# ROOST CHARLESTON

Charleston, SC

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\$38.7 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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Located in the heart of Charleston's Historic District, this luxury boutique hotel is being developed by MethodCo. and will serve the area's robust tourism industry. Andrew Healy, Vice President of CBRE, sourced the financing for the project.



# LANDMARK AT MEADOWS / LANDMARK AT SUNNYVALE

Mesquite, TX / Sunnyvale, TX

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\$35.1 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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INDUSTRIAL

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Both distribution warehouses are being developed by Landmark Companies. The properties are strategically located next to major trafficked airports, railroads and highways and interstates.





# HOLIDAY INN EXPRESS Nashville, TN

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\$43.1 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 184-room hotel is being developed by SiLa Development and is located next to several major employers in Nashville's Midtown neighborhood. Mag Mile Capital, Senior Vice President Francisco Nacorda sourced the financing for the project.



# MC HOTEL

Montclair, NJ

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\$45.5 MILLION

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1ST LIEN

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BRIDGE LOAN

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HOTEL

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Located in downtown Montclair, the 159-room boutique hotel was developed by a joint venture between The Pinnacle Companies and the Hampshire Companies. Jay Miller, AJ Felberbaum and Spencer Miller from BayBridge Real Estate Capital, sourced the financing for the project.





# FAIRFIELD INN & TOWNEPLACE SUITES Tempe, AZ

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\$24.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTELS

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Located less than a mile from the Arizona State University in Tempe, this 148-key dual-flagged hotel is being developed by EKN development. The JLL Capital Markets team led by Senior Managing Director Jillian Mariutti, Director Robert Tonnessen and Associate Phil Cadorette, sourced the financing for the project.



# HOME2 SUITES BY HILTON & COURTYARD BY MARRIOTT Woodland, CA

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\$40.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTELS

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Containing a total of 204 rooms, the two hotels are being developed and managed by American Hospitality Services. Ryan Bosch with Arriba Capital sourced the financing for this project.





# THE SERENA HOTEL Aventura, FL

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\$29.4 MILLION

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1ST LIEN

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BRIDGE LOAN

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HOTEL

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Rieber Developments is the owner of the 100-key hotel in Aventura, Florida. Dmitry Levkov and Jeffrey Donnelly, both Executive Directors of Colliers, sourced the financing for the project.



# HAMPTON INN | HOME2 SUITES BY HILTON Las Vegas, NV

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\$44.8 MILLION BRIDGE LOAN

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\$41.7 MILLION CONSTRUCTION LOAN

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1ST LIEN

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HOTEL

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DG Development Corporation's dual-flagged Hampton Inn & Suites and Home2Suites by Hilton is located in Las Vegas, Nevada. BayBridge Real Estate Capital's Jay Miller arranged the financing for the construction loan (2018) and hotel bridge loan (2022).





# THE 55 RESORT APARTMENTS Greeley, CO



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\$23 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The 84-unit apartment complex is located in downtown Greeley, Colorado and is being developed by Edison Equity Management Corporation. Amir Giryes, CEO of Pando Companies INC, sourced the financing for the project.

# SPRINGHILL SUITES / ELEMENT HOTEL Colorado Springs, CO

\$55.6 MILLION

1ST LIEN

CONSTRUCTION LOAN

HOTEL

The dual flag 261-room eight-story hotel in Colorado Springs is being developed by Olive Real Estate Group. John Pascal, Director of Paramount Capital Advisors, brokered the loan.





# THE BENSON HOTEL Portland, OR

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\$51.1 MILLION

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1ST LIEN

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BRIDGE LOAN

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HOTEL

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Coast Hospitality is the owner of the 287-room historic hotel in downtown Portland, Oregon.

Jonathan Falik, Founder and CEO of JF Capital Advisors, sourced the financing for the project.





# METRO St. Petersburg, FL



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\$16.1 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The 100-unit apartment complex in St. Petersburg, Florida is being developed by DevMar Development. Steven Siegel, Vice President of Q10 Lutz Financial Services, sourced the financing for the project.



# RAINDANCE APARTMENTS

Winter Haven, FL



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\$16.75 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

---

This development is a luxury 105-unit apartment complex located just four blocks from downtown Winter Haven, Florida. The project developer is DevMar Development and Steven Siegel, Vice President of Q10 Lutz Financial Services, sourced the financing for the project.

# GLADES II OF GREGORY APARTMENTS

Gregory, TX



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\$15.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The development is a 144-unit apartment complex located just ten miles outside of the cultural hub of Corpus Christi in Gregory, Texas. The project developer is Tim Torno with Torno Properties, LLC and his LP partner Cleburne Oaks GP. Elad Dattelkramer, co-founder of ARC Israel, sourced the financing for the project.



# FLAMINGO CROSSINGS Orlando, FL

\$140 MILLION

1ST LIEN

CONSTRUCTION LOAN

HOTEL

Located at the western entrance of Walt Disney World in Orlando, Florida, the four new hotels at Flamingo Crossings include a 223-room Residence Inn by Marriott, a 273-room Fairfield Inn by Marriott, a 229-room Homewood Suites by Hilton, and a 272-room Home 2 Suites by Hilton. All hotels were developed simultaneously by hospitality real estate developer Doradus Partners. Justin Ownby, Adrienne Kautzman and Mauricio Rodriguez with Berkadia Commercial Mortgage LLC sourced the financing for the project.



RESIDENCE INN



FAIRFIELD INN



HOME2 SUITES



HOMEWOOD SUITES

# WESTIN HOTEL Tempe, AZ

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\$86.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 290-room, full service Westin Hotel in Tempe, Arizona is being developed by Christopher Beavor, CEO and founder of CAI Investments, LLC. Aden Kun of Silver Ridge Partners sourced the financing for the project.





# SPRINGHILL SUITES Boston, MA

\$43.3 MILLION

1ST LIEN

CONSTRUCTION LOAN

HOTEL

The 168-room Springhill Suites in Boston, Massachusetts is being developed by Lixi Hospitality Group. Bill Carroll, President of 1 Financial Corporation, sourced the financing for the project.



# HOLIDAY INN EXPRESS Hayward, CA

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\$15.2 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 82-room Holiday Inn Express is being developed by Kubera Laxmi, LLC in Hayward, California. Aaron Prager and Justin Piasecki with Avison Young sourced the financing for the project.





# ALOFT AND ELEMENT HOTEL Orlando, FL

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\$41.8 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The dual-branded 144-room Aloft Hotel and 140-room extended stay Element Hotel in Orlando, Florida was developed as one building by Hollywood, Florida-based ADI Global. Noam Kaminetzky with Meridian Capital Group sourced the financing for the project.



# HAMPTON INN & SUITES Kissimmee, FL

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\$15.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The 128-room Hampton Inn in Kissimmee, Florida is being developed by Garry Hasselbacker and Chet Patel of Pinnacle Hospitality Group. Irving Klondar sourced the financing for the project.





# REVERB HOTEL Atlanta, GA

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\$37.5 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The Reverb Hotel is an upscale, limited-service product by Hard Rock Hotels in Downtown Atlanta. Located within the Castleberry Park mixed-use development, the 195-room hotel is adjacent to the Mercedes-Benz Stadium. The project developer is Bolton Atlanta LP.



# ADERO RESORT by Marriott Autograph Scottsdale, AZ

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\$55.6 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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What was a 32-room resort (formerly CopperWynd Resort) was expanded, redeveloped, flagged and rebranded into the boutique Adero Resort.

The property is now a 177-room luxury resort flagged as part of the Marriott Autograph

Collection. Bill Hinz redeveloped the resort.

Malcolm Davies, Managing Director at George Smith

Partners, sourced the financing for the project.





# HAMPTON INN & SUITES Riverview, FL

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\$15.4 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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The new 124-room Hampton Inn & Suites is in Riverview, Florida, right outside of Tampa. The project developer is Dr. Gerald Sapp of GS Development, LLC, who has previously developed 13 Hilton and Marriott hotels.



# EVEN HOTEL Alpharetta, GA

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\$14.6 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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HOTEL

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Located across from the new \$600 million mixed-use Avalon development, the 6-story EVEN® Hotel in Alpharetta, is the first of its kind in Georgia. Noel Epelboim of Epelboim Development Group LLC, is the project's sponsor and developer with InterContinental Hotels Group (IHG) as joint venture partner.





# VANTAGE APARTMENTS

St. Petersburg, FL



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\$40 MILLION

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1ST LIEN

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CONSTRUCTION LOAN

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MULTIFAMILY

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The Vantage is an 11-story, high-rise consisting of 211, class A rental homes. The property was developed by DevMar Development.

# HYATT PLACE HOTEL Houston, TX

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\$22.8 MILLION

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1ST LIEN

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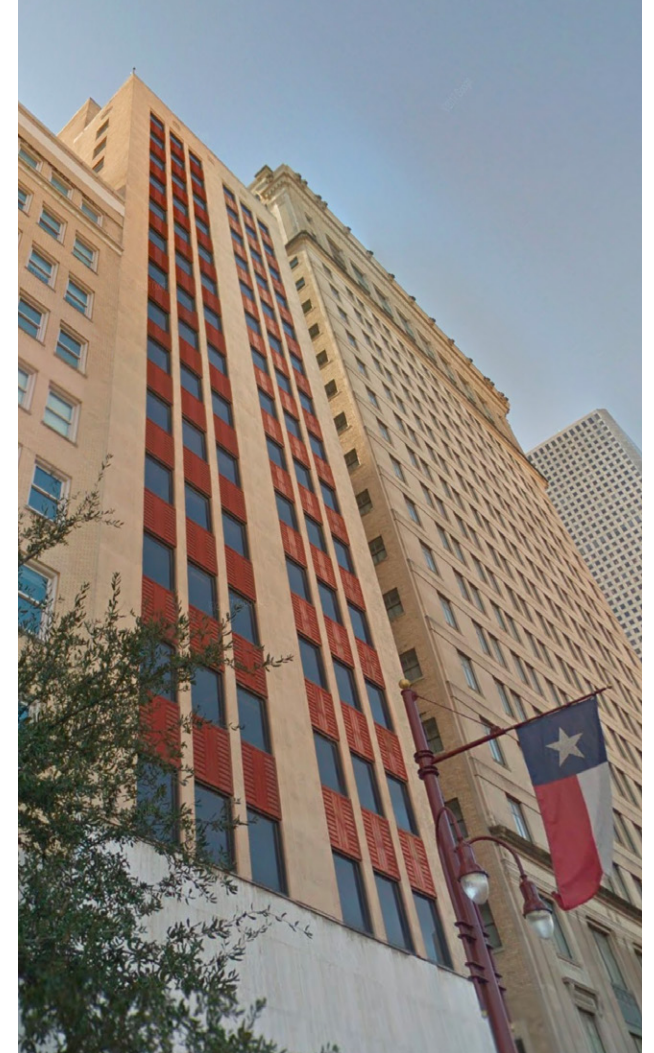
CONSTRUCTION LOAN

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HOTEL

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The Hyatt Place Hotel is an adaptive reuse development of the 1950's era Southwestern Bell Telephone Company office building in Downtown Houston. The 150-key all-suite, select service hotel was developed by Andy and Nick Patel of Pride Management.





Contact us today to learn how we can help you  
get one step closer to bringing your vision to life.

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