MONROE CAPITAL

EXPERIENCE. SECURITY. CONSISTENCY.

REAL ESTATE FINANCE

ALTERNATIVE CREDIT SOLUTIONS

Monroe Capital at a Glance

2004	$23.8B	2,375+	$60B	300+
Year founded	Assets Under Management[1]	Transactions Since Business Inception	Invested capital	Total employees

1. Assets under management in excess of $24 billion as of 1/1/2026

Monroe Capital's Real Estate Credit business originates structured debt investments and complex, special situation financings across the capital structure in most property types and geographies. Our team combines a broad mandate and flexible capital with the ability to close efficiently, providing certainty of execution to real estate owners, operators, and developers. Monroe's "bottoms-up" real estate approach positions us as a value-add and trusted partner.

INVESTMENT CRITERIA

- Investment hold size from $30 million to $250+ million
- U.S. focus with foreign capabilities
- Target term of 2 to 5 years
- LTV/LTC up to 85%
- Floating rate preferred

TRANSACTION TYPES

- First mortgage value-add bridge loans
- Single asset mezzanine and/or preferred equity
- Portfolio/operating platform structured financings
- Joint venture transactions
- Performing and non-performing note acquisitions
- Short-to-medium term liquidity provider to REOCs/REITs

REAL ESTATE ASSET TYPES

- Multifamily
- Office
- Retail
- Industrial
- Hospitality
- Self-storage
- Student housing
- Senior living
- Condominiums
- Land
- Construction
- Other niche asset types

A recognized leader in our field

Inc. 2025

G2C Growth Cap Top Private Credit Firms 2025 — 2025

Private Debt Investor Awards 2025 — 2025

The M&A Atlas Awards — 2024

Private Debt Investor Decade Award — 2023

MONROE CAPITAL

REAL ESTATE FINANCE TEAM

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REPRESENTATIVE INVESTMENTS

$183,750,000
First Mortgage Loan

First mortgage loan origination to finance a newly developed Class A, luxury wellness office, retail, and condominium mixed-use development

THE WELL
Bay Harbor Islands, FL

by

Terra

Agent

$75,000,000
Mezzanine Loan

Mezzanine loan origination to refinance an East Coast Full-Service Hotel portfolio.

EAHG Portfolio
East Coast Markets

by

ELECTRA AMERICA HOSPITALITY

Agent

$48,000,000
First Mortgage Loan

First mortgage loan origination to finance digital infrastructure development.

Shadowbox
Atlanta, GA

by

SHADOWBOX STUDIOS · SILVER LAKE

Agent

$60,000,000
First Mortgage Loan

First mortgage loan origination to refinance a 650-bed student housing facility.

Duck's Village Student Housing
Eugene, OR

by

KINGSBARN CAPITAL & DEVELOPMENT

Agent

$85,500,000
First Mortgage Loan

First mortgage loan origination to finance the development of a Class A mixed use project.

Mirai Design District
Miami, FL

by

Lionheart Management, Leviathan Development, Well-Duo, The Lane Organization

Agent

$190,000,000
First Mortgage Loan

First mortgage loan origination to finance the acquisition of a 607-key, Times Square hotel.

Intercontinental Times Square Hotel
New York, NY

by

Gencom · ARGENT VENTURES · HIGHGATE CAPITAL GROUP

Agent

$50,000,000
Mezzanine Loan

Mezzanine loan origination to finance the light renovation and stabilization of two hotels totaling 758-keys.

Ritz Carlton and Courtyard Hotels
New Orleans, LA

by

Gencom

Agent

$40,000,000
Mezzanine Loan

Mezzanine loan origination to finance the development of a luxury hotel and residences.

Ritz-Carlton Reserve
Peninsula Papagayo, Costa Rica

by

Gencom · mohari

Agent

$80,000,000
First Mortgage Loan

First mortgage loan origination to finance the development of a mixed-use, high-end residential golf community.

Panther National
Palm Beach Gardens, FL

Agent

$94,000,000
Acquisition

Originated financing for the land acquisition and development of multi-family high rises.

700 North Miami Ave.
Downtown Miami Development Site

by

Witkoff · MONROE CAPITAL

Co-GP

$50,750,0000
First Mortgage Loan

First mortgage loan origination to finance the redevelopment of a mixed-use building (retail and office).

The Press
West Palm Beach, FL

by

TRICERA CAPITAL

Agent

$325,000,000
B-Note

B Note acquisition to finance the development of cell towers.

verticalbridge

by

OHA OAK HILL ADVISORS · BARCLAYS

Agent

$24,500,000
Mezzanine Loan

Mezzanine loan origination to finance the development of a mixed-use project (multi-family, retail, hospitality).

300 N. Michigan Ave.
Chicago Loop

by

STERLING BAY · MAGELLAN DEVELOPMENT GROUP

Co-Lender

$75,000,000
Structured Joint Venture

Originated financing to support the acquisition and development of more than 10 million square feet of industrial real estate assets across the U.S., comprising a 12-asset portfolio.

REICH BROTHERS

Agent

$30,000,000
Mezzanine Loan

B-Note acquisition to finance a NYC office building.

Prime Office Building
New York, NY

Agent