



FM Capital Closes on Performing Office Loan in North Miami Beach

NE 164TH Street



September 25, 2015 – FM Capital has acquired the performing loan for NE 164TH Street, which has a current unpaid principal balance of roughly \$1.6M. The debt is secured by an office property located in North Miami Beach, FL.

NE 164TH Street is a 19,408 square foot office building in North Miami Beach, FL built in 1970 and significantly renovated in 2006. This property includes 31 parking spaces. It is located roughly one block east of the Mall at 163rd street, is near a public library, multiple retail outlets and restaurants, and mid-rise residential properties. Property amenities include a gated garage, drop ceilings, onsite landscaping, convert curbs and walkways, and an elevator. The debt has a current unpaid principal balance of just over \$1.6M and is currently performing.

FM Capital is actively pursuing both defaulted and performing debt on commercial real estate nationwide.

About FM Capital

FM Capital (FMC) is a full service, vertically integrated real estate company with offices in New York and Florida. Since 2007, FMC has closed on more than \$1B in transactions, handling the acquisition, due diligence, asset management and disposition. With over 50 years of combined experience in dealing with distressed loans and properties, FMC is able to handle all aspects of the business with the needed expertise to maximize its investments. FMC is open to opportunities for acquiring non-performing debt and REO multi-family properties nationwide. For more information on working with FMC, please contact Joe Fishman at 305-722-6182 or jfishman@fmcapital.com.