



---

**HC Real Estate Capital  
Arranges \$12,500,000 in Financing for Fractured Condominium Project in  
Coral Springs and Naples, FL**

Florida – *November 12, 2013* Chris Caveglia and Kurt Hoffmann of HC Real Estate Capital have arranged \$12,500,000 in financing for Briar Landing at the Enclave (“BL”) and Palms Point at Coral Springs (“PP”). Combined, there are 280 units that are 98.5% occupied. HC Real Estate Capital utilized its relationship with the lender to create a structure that would allow the borrower to refinance their existing debt with a new 5-year loan.

Briar Landings at the Enclave is located in Naples, Florida and was built in 1990. The project was converted to condominiums in 2006 and consists of 138 units within a 240-unit condominium community. Palms Point at Coral Springs is located in Coral Springs, Florida and was built in 2003. The project consists of 142 units within a 377-unit condominium community.

Chris Caveglia, Principal at HC Real Estate Capital stated, “Both properties are 98.5% occupied and offer resort style amenities and are in close proximity to schools, golf courses, restaurants and shopping.” Caveglia went on to say, “the loan structure allows the borrower to carry out the long term plan with both properties.”

HC Real Estate Capital, LLC is a privately owned mortgage-banking firm founded by Kurt Hoffmann and Chris Caveglia. Based in Delray Beach, Florida, HC Real Estate Capital arranges permanent and bridge commercial and multifamily real estate loans. The company has a broad capital provider base that includes insurance companies, CMBS lenders, pension fund advisors, and commercial banks.



---

Phone: 561-266-3271 Phone: 561-266-3273 Email: [Admin@hcrecapital.com](mailto:Admin@hcrecapital.com)

660 Linton Boulevard Suite 200 EX5 Delray Beach, FL 33444

*Licensed Mortgage and Real Estate Broker*