

# Office

Cohenfinancial<sup>®</sup>

REAL ESTATE INVESTMENT BANKING

\$12,200,000



**Chase Tower**  
SHREVEPORT, LOUISIANA

## **CLIENT**

Basin Project, Inc.

## **LENDER**

Viewpoint Bank

## **PROPERTY**

15 Story Office Building

253,743 square feet

## **ASSIGNMENT**

Arrange new first mortgage financing

## **CHALLENGES**

- Cash out refinance where the borrower client created value over a relatively short period of time.
- Borrower client wanted to either sell or refinance.

## **RESULT**

- We were able to achieve the desired result by refinancing with the existing lender – a Dallas based local bank increasing the leverage while decreasing the interest rate.