

PRIVATE MONEY LENDING GUIDE

Private Money Loans for Real Estate Investors

Fix & Flip, Ground-Up Construction, Multifamily Bridge,
and DSCR Rental Loans — funded fast, in all 50 states.

\$2B+

LOANS FUNDED

9,000+

PROJECTS FUNDED

15+ YRS

IN BUSINESS



1-800-674-3804 | Hedge Wealth Capital

Who We Are

Founded in 2010, Hedge Wealth Capital (HWC) is a privately owned real estate financing firm known for speed, reliability, and exceptional service. Our dedicated team serves investors nationwide, covering all 50 states and Washington, D.C. As real estate investors ourselves, we understand the challenges you face — we built a lender designed by investors, for investors.

Hedge Wealth Capital is part of the Hedge Wealth Group of Companies, a privately held, vertically integrated residential real estate investment firm based in Baltimore, MD — alongside Hedge Wealth Properties and Hedge Wealth Management, with a combined portfolio of 275+ residential units.



\$2B+ in Loans Funded

A trusted, industry-leading private lender track record.



All 50 States + D.C.

Nationwide lending coverage for investors everywhere.



100% Private Capital

We fund every loan with our own capital — no middlemen.



Same-Day Approval

Limited documentation and fast, common-sense underwriting.

Our Loan Programs

A comprehensive range of loan options with limited documentation and same-day approval.

UP TO 100% LTC

100% Fix & Flip Premier Loan

Keep more cash in your pocket — get 100% of purchase and rehab funds, up to 75% of ARV. Includes mixed-use properties.

90% LTC

Ground-Up Construction

A quick, smart, and effective alternative for financing up to 70% ACV with a 90% LTC prior to transitioning into a long-term loan.

5–10 UNITS

Multifamily Properties Loan

For experienced investors seeking purchase and rehab financing on 5–10 unit properties, plus refinance options to increase market value.

30-YEAR FIXED

30-Year Rental Refi's & Purchase

A 30-year fixed rate DSCR loan for investors looking to streamline into a long-term rental property loan.

Get Funded in 3 Easy Steps

1

Tell Us Your Story

Share your investment goals and the deal details.

2

Apply in Minutes

Simple application with just a few documents needed.

3

Get Approved Same Day

Close in as little as 5 to 10 business days.

Why Choose HWC?

HWC is invested in your success. Whether you're looking for a Fix-to-Flip or Fix-to-Rent loan, we're unique among private money lenders because we evaluate borrowers as a whole — matching your specific goals to the loan term that's right for you. We review your full financial picture and use common-sense underwriting, rather than rigid formulas.



Instant Information

Call to price your loan in minutes: 1-800-674-3804.



Responsive Service

Receive same-day loan approval on your application.



Fast Funding

Loans close in 5 to 10 business days from approval.



Competitive Rates

Contact us for your rate — repeat borrowers save more.



Easy Underwriting

All underwriting decisions are made in-house, by us.



Keep More Cash

Every loan is structured to keep more money in your pocket.

Let's Get You Funded

Property under contract? Contact us and we'll work to beat any competitor's loan to keep more cash in your pocket.



CALL US
1-800-674-3804



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WEBSITE
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Find out if you prequalify — it only takes 5 minutes. Provide your contact info, answer a few simple questions, and get your prequalification from the leading 100% private money lender in the industry.