



For Immediate Release

**Broad Street Investments Closes Bridge Financing for Three Multifamily Communities in Atlanta, Georgia
Patterson Arranges Construction Financing with CIVIC Financial Services**

Atlanta, GA: Broad Street Investments LLC ("Broad Street"), with the assistance of its capital advisor Patterson Real Estate Advisory Group ("Patterson"), closed bridge financing for three separate value-add multifamily acquisitions across the Atlanta MSA – 615 Third in Decatur, Drew Valley Apartments in Brookhaven, and Creekview Apartments in Scottdale – totaling a combined 102 units. Patterson arranged construction debt financing with CIVIC Financial Services ("CIVIC").

615 Third, Drew Valley, and Creekview are all well-located assets within their respective submarkets, with close proximity to dining, shopping, and recreational amenities, while also having convenient access to major infrastructure and job centers. Each community will undergo physical and cosmetic improvements to bring unit and community finishes and amenities in-line with competitive properties.

"We're thrilled to have acquired these assets and to have worked with Patterson and CIVIC, each contributing to three smooth executions," said Brett Miles, Principal at Broad Street. Scott Hudson, also a Principal at Broad Street, added, "615 Third, Drew Valley, and Creekview are all excellent assets and we look forward to implementing improvements to enhance the quality for both tenants and our investors."



About Broad Street Investments

Founded in 2016 by Scott Hudson and Brett Miles, Broad Street Investments is a real estate investment and development firm focused on value-add multifamily opportunities. Broad Street adds value for its investors through a disciplined acquisition strategy, experienced and creative asset management, construction expertise and professional property management. Over the past five years, Broad Street has acquired over 200 units with an aggregate cost north of \$25 million.

About CIVIC Financial Services

CIVIC Financial Services is a private money lender, specializing in the financing of non-owner occupied residential, multifamily, and mixed-use investment properties. CIVIC provides Mortgage Brokers and Real Estate Investors with a fast and cost-effective funding source for their real estate investment needs. For more information, please visit <https://www.civics.com/>.

About Patterson

Patterson Real Estate Advisory Group is a capital placement and real estate finance advisory firm that represents owners, developers and investors seeking capital to leverage commercial real estate opportunities. Patterson arranges construction, bridge, mezzanine, and permanent financing while also coordinating equity and joint venture formations along with general finance advisory work. The primary focus is helping clients across different property types access investors at a variety of different levels of the capital stack, matching the specific need with the appropriate capital provider. Patterson has office locations in Atlanta, Charleston, Charlotte, Nashville and Tampa.

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