

Slatt Capital Arranges MXU Financing Totaling \$10.2 Million in Pasadena

Mixed-Use project debt refi in SoCal part of nearly \$100 million in Slatt originations nationwide during first two months of year

Pasadena, CA, March 6, 2026 – Slatt Capital, a nationally recognized commercial mortgage banking firm, announced today it has closed a financing transaction totaling \$10.2 million for a mixed-use project in Pasadena, California. Slatt Capital closed nearly \$100 million in financings during the first two months of 2026 across multifamily, industrial, retail, office, and mixed-use properties nationwide.

Slatt Capital's Gary Goss, Principal, led the refinancing transaction for The Standard, a 27,389-square-foot multi-tenant, mixed-use property built in 1905. The life company transaction featured a five-year term and was executed as debt financing. Bret Piekaar served as co-producer on the transaction.

"This financing directly supports the owner's long-term business plan for The Standard," said Goss. "By securing a five-year life company loan, we were able to refinance the property with accretive terms that enhance cash flow and provide the flexibility needed to continue elevating the tenant mix and overall positioning of the asset. The refinance allows the ownership to execute its strategy with greater certainty—preserving capital for targeted improvements while maintaining stability in a dynamic Pasadena market."

From the lender's perspective, this was a compelling opportunity. The life company was attracted to the property's historic character, strong in-place tenancy, and its location in one of Southern California's most resilient mixed-use corridors. Combined with experienced sponsorship and a clear business plan, The Standard represented a well-structured, lower-leverage execution that aligns with life companies' preference for durable cash flow and long-term asset quality.

These latest Slatt Capital transactions build on strong momentum from 2025, when the firm closed 304 transactions totaling \$1.42 billion—a 13% increase in deal count and a 13.6% increase in transaction volume compared to 2024. Slatt Capital's strong 2025 performance contributed to the firm's recognition as a 2026 Top Commercial Real Estate Finance Firm by Commercial Property Executive for the second consecutive year. Slatt Capital ranked No. 15 on the annual list, which acknowledges the industry's top 20 performers by total origination volume.

In addition to deals in California, Slatt Capital's first-quarter activity spanned properties in Kansas, Colorado, Texas, Tennessee, Kentucky, Idaho, and Florida, reflecting the firm's nationwide platform and diverse client base.



The Standard, Pasadena, CA

Click here to download the photo: [The Standard, Pasadena, CA](#)

**Photo Courtesy of Slatt Capital*

About Slatt Capital

Slatt Capital is a long-standing, respected institution with 55 years of experience in commercial mortgage banking. It has correspondent relationships with the country's most prestigious capital sources, providing custom-tailored solutions for sponsors' needs. In addition to assisting clients with debt and equity placement nationwide, Slatt Capital manages a \$5.2 billion servicing portfolio. To learn more, visit us at www.slatt.com or follow us on [LinkedIn](#).

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