

Commercial Real Estate News**UPSIDE MORTGAGE**

By Lois Weiss

Upside Ventures has arranged a \$690,000 first mortgage on behalf of Three JVs Associates, owners of an office building that was since converted into a 15-unit apartment building at 41-08 108th Street in Corona, Queens. The loan with the Dime Savings Bank of Williamsburg has a 4.75% fixed rate for a seven-year term with a 15-year amortization schedule. Ralph Trionfo, president of Upside Ventures, represented both the borrower and lender in the transaction.