



SBA 504 Loans

Description	Financing for ground-up construction, substantial renovation, acquisition or refinance of owner-occupied commercial properties.
Eligible Properties	Office and Retail Buildings Healthcare Properties Education (daycare centers, etc.) Industrial Hotels
Eligible Areas	CRA and New Markets Tax Credit eligible areas, Opportunity Zones, and other low- and moderate-income areas
Use of Proceeds	Acquisition of existing buildings New construction or substantial renovation Refinance when refinancing improves cash flow and creates/saves jobs
Borrower	For-profit businesses
Loan Amount	\$1,000,000 - \$20,000,000
Loan to Cost/Value	Up to 90% of fair market value or cost
Collateral	1 st Mortgage
Interest Rate	Index + 300-500 bps
Term and Amortization	Up to 30 years
Fees	1-2% origination fee