

New Market Tax Credit Financing in South St. Paul

Build New in BridgePoint Business Park

Ready to Build Sites Ranging From 2.18 up to 8 Acres

Sites owned by South St. Paul HRA - Roads, Utilities and Holding Ponds Completed & Paid



NMTC Financing for Owner/Occupants

- 7 year interest only
- up to 85% loan to value
- Debt forgiveness of 18% after 7 years
- Interest rates offered below current market rates

* Example - \$2,350,000 Project at 5% Interest

- \$2,000,000 loan
- Down payment of \$350,000
- 7 year interest only payment of \$8,334 per month
- Balloon after 7 years, repayment amount of \$1,640,000 (\$2,000,000 less debt forgiveness of 18% or \$360,000)



** This is a hypothetical example of a potential NMTCF transaction. Terms and conditions above are subject to change. Information is based on reliable data however all loans will be subject to terms and conditions of the lender and availability of NMTC funds.*