

Check out the SBA 504 loan!

Because Smart Business is Knowing Your Options

Affordable

- Long-Term Fixed-Rate (10, 20 or 25 Years)

Commercial Financing

- Owner-Occupied Real Estate
- Large Equipment

with Less down!

- Most Projects Only 10%!

How it Works

The 504 loan works in partnership with your local lender to reduce your costs and their risk.

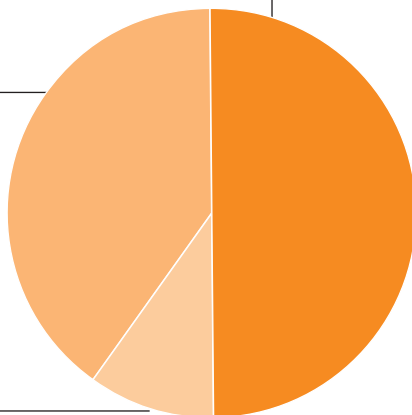
**Your Bank/
Credit Union
(50%)**

**WBD
(40%)**

Affordable
long-term
(up to 25 years)
FIXED rates!

**Your
Business
(10%)**

Low down payment -
typically only ten percent!



Key Points

- Works with any bank/credit union.
- For profit businesses only. Most businesses qualify.
- Can be used for:
 - Owner-occupied commercial real estate.
 - Purchase Existing Building - *Must Occupy 51%*
 - Ground Up Construction - *Must Occupy 60%*
 - Large Equipment with long useful life (10yrs+)
 - Term to match useful life up to 25 years
 - Can finance Installation and soft costs
- Program niche is for projects between \$350,000 and \$20 Million.
- We sell our SBA-backed 504 debentures on the Bond Market. The result is great, long-term, fixed rates for you!



To get started:

Contact one of our Loan Officers
below *or* Ask your banker to
“Show you the SBA 504 Option.”

The map of Wisconsin is divided into several colored regions, each associated with a loan officer. The regions and their corresponding officers are:

- Minnesota & WI Border Areas (Orange):**
April Nelson
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- Northwestern WI (Blue):**
Mike Dieckman
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- Central/Northeastern WI (Green):**
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For More Information
Visit **WBD.org**

