

# Offering a Continuum of Capital & Investment Solutions

Capital Impact Partners and CDC Small Business Finance's new enterprise is transforming how capital and investments flow into historically disinvested communities. Our suite of capital products and programs supports entrepreneurs and community-based organizations at every growth stage, while filling the funding gap between investors and communities.

## Community Development Real Estate Lending

Flexible and affordable loans of \$1 million+ to [community pillars](#) including health centers and education facilities, food retailers, affordable housing, and cooperatives. We pair these options with flexible options for emerging developers of color.

## Impact Investing

Equity investments and mezzanine debt financing from \$300k and \$3MM to support small and medium sized cash-flow positive businesses and social enterprises that are increasing access to healthcare, reducing food insecurity, creating jobs and generational wealth.

## Small Business Lending

Long-term, fixed rate and low down-payment small business [working-capital](#) loans ranging from \$20K to \$250k and [SBA 504 real estate](#) financing from \$250K to \$40MM+. We pair these offerings with options for those who don't qualify for traditional financing.

## Business Advising & Capacity Building

Providing [small-business counseling](#) and [national programs](#) that build capacity, knowledge, and pathways to grant capital to increase access to opportunities for small business owners and emerging developers of color.

### Our Role

**Business Advising & Capacity Building Programs**

Via [Equitable Development Initiative](#)  
[Small Business Advisors](#)



Receives training, mentorship, and business planning

**Early/Mid-stage Growth Loan Products - Traditional & Alternative**

Via [SBA Community Advantage 7\(a\)](#)  
[Real Estate Acquisition & Pre-Development](#)  
[SBA Microloan Activate](#)



Receives working capital loan

**Venture Debt Investment**

Via [Equitable Prosperity Fund](#)



Receives venture debt or equity investment to grow

**Growth State Loan Products - Traditional & Alternative**

Via [SBA 504 Real Estate Construction](#)  
[Impower](#)



Receives real estate financing

**Direct Equity Investments**

Via [Equitable Prosperity Fund](#)



Receives equity investment to scale and expand



BIPOC Entrepreneur

Community Development Leader

# Holistic Economic & Community Development at Scale Centered Around People & Place

Traditional tools and approaches have failed to address systemic issues of inequality and the widening racial wealth gap. Stronger together, our ambitious effort is to ensure that mainstream financial systems are equitably serving communities to drive solutions that support economic mobility and wealth creation.

## Addressing Systemic Issues for Communities & Investors

### Growth of Economic Inequity

Current financial structures do not provide equitable opportunities and outcomes as the wealth gap continues to grow exponentially, specifically in communities of color.

### Lack of Place-Based, Community-Led Solutions

Trusted organizations that listen to and value community-led solutions, and offer relevant place-based lending and investment solutions products and services, are currently lacking.

### Disconnected Capital Supply & Demand Between Investors and Communities

Institutional investors and community organizations are currently disconnected from efficiently leveraging the supply and demand of capital investments to drive real and scalable impact.

## Expertise & Reach to Scale What Works

### Deep Community Experience

80+ years of experience working with communities  
\$3 billion in assets  
\$23 billion in financing  
250,000 jobs created  
12,000 small businesses & 5 million people served

### Our Pillars

Listen-first approach  
Amplify community-led solutions  
Transform capital markets  
Collaborate with partners  
Advocate for communities

Please Reach Out for More Information

### Community Development Real Estate Lending

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