

March 2017 Newsletter

SBA 504 20- year rates 4.83%, fixed

SBA 504 20-year REFi rate 4.87% fixed

SBA 504 10-year rates 4.80%, fixed

City Revolving Loan fund rate 6.25%, fixed

Rates are on the move!

Rates moved up by more than 20 basis points. Rates have stayed below 5.00% for over 2 years. The 20-year fixed rate increased 23 basis points to 4.83%. The 10-year rate increased 21 Bpts to 4.80%. SBA 504 Rates have been below 5.0% for 32 months in a row. As the Fed meets this week, we should expect to see more modest rate increases in the near future.

We had 2 SBA approvals last month. Chase Bank and Valley Business Bank each had one approval. We still have a tie for first place with Fresno First Bank, Bank of the Sierra and Union Bank each having 2 approvals this year. We have a number of deals headed to the SBA this month, so we should continue to see improvement in the coming months. Thank you to all of our participating banks for your referrals.

504 REFINANCE: We internally approved our first 504 Refinance recently and the loan will be headed to the SBA very soon. Please note that in most cases re-finance projects still require job re-creations

Real estate inventories remain very low in all areas for commercial properties, especially for owner-users. The SBA 504 Real Estate Advantage continues to be a great way to finance the acquisition and/or construction commercial real estate for owner-users. 504 loans can be used to finance up to 90% of the cost of your real estate project.

For additional information about our loan programs please contact Cal Cain at (559) 227-1158