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IFF

Financial and Social Impact

- Loans made: 1,445 totaling \$701.6 million
- New Markets Tax Credits allocations: 44 transactions closed totaling \$125.4 million
- Real estate services projects completed: 876
- Capital leveraged: \$2.3 billion
- Jobs created or maintained: 66,918
- Square feet renovated or constructed through financing: 19.3 million
- Square feet developed through real estate services: 3.1 million

IFF is a mission-driven lender, real estate consultant, and developer that helps Midwestern communities thrive by creating opportunities for low-income populations and individuals with disabilities. From child care to senior housing, IFF works closely with clients from every sector, offering affordable, flexible financing; full-scale real estate consulting; research studies; and community development services. Since 1988, we have made more than \$701.6 million in loans, leveraged \$2.3 billion in community investments, and grown our total managed assets to \$606 million. IFF's region includes Illinois, Indiana, Iowa, Michigan, Minnesota, Missouri, Ohio, and Wisconsin, as well as adjacent metro areas in Kansas and Kentucky.

Success Story: mHUB, Chicago, IL

mHUB, Chicago's first innovation center focused on physical product development and manufacturing, held its Grand Opening events on March 2. The 63,000-square-foot co-working space in the heart of Chicago's entrepreneurial Tech Triangle neighborhood includes 10 fabrication labs as well as a "micro-factory" for small production runs. The organization expects to serve more than 1,000 entrepreneurial designers, developers, engineers, and manufacturers working in electronics, plastics, metals, and textiles. IFF helped finance the new facility with \$1.5 million in loans to build out the space and purchase equipment for the labs and micro-factory.

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