

COMMUNITY-LED HOUSING AND SOCIAL INVESTMENT

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A decorative graphic consisting of two overlapping arrows pointing to the right, one in a light grey color and one in a dark grey color.














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What is social investment?



Repayable finance for charities and social enterprises that targets both financial and social returns

Social investment is playing a role at different stages in the life cycle of community-led housing projects

	Stage(s)	Intermediaries	Case study
<p>Dedicated loan funds</p>	<ul style="list-style-type: none"> • <i>Pre development</i> • Development 	  	 <p>BRISTOL Community Land Trust</p>
<p>Community shares</p>	<ul style="list-style-type: none"> • <i>Feasibility</i> • Pre development • Development 	  	<p>Leeds Community Homes</p> 
<p>Secured loans from social banks</p>	<ul style="list-style-type: none"> • <i>Development</i> • Post-development 	   	 <p>Lyvennet Community Trust "everything under one roof"</p>

Some lessons for investors

- **Role for different types of financial solutions...**
- **...and different types of investors**
- **Realism about timescales...**
- **... and importance of non-financial and grant support**