



Charitable Bargain Sale

How It Works

- You sell your home or other property to St. Luke's University Health Network for a price below the appraised market value — a transaction that is part charitable gift and part sale.
- St. Luke's may choose to use the property, but likely will sell it and use the proceeds of the sale for the gift purposes you specified.

Benefits

- You receive an *immediate income tax deduction* for the difference between the appraised market value of your property and the amount you sold the property for.
- You pay *no capital gains tax* on the donated portion of the property.
- You can receive payment from us in a lump sum, or in fixed installments.