

Unprecedented Low Volume in Distressed Asset Sales Sparks Investor Curiosity

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The dynamics of financial distress shift with each crisis, and today's commercial real estate market is no exception: Currently, uncharacteristically low distressed asset sale volumes are peaking investor curiosity, [according to a new report published by MyEListing.com](#).

Unlike previous downturns, where improperly leveraged assets were the primary concern, today's financial distress is characterized by simmering uncertainty about future income and a sluggish pace of property transactions.



Logo for MyEListing.com, a nationwide, free-to-use commercial real estate listings and data platform.

"During the first nine months of this year," says the report, "only 205 distressed properties changed hands, a fraction of the numbers seen during the 2008 financial crisis."

Minimal fundraising for distressed assets and lender reluctance, thanks to rising commercial real estate loan delinquencies, continue to fuel this debacle.

"Meanwhile, a staggering \$1.4 trillion worth of commercial real estate debt is set to mature between 2024 and 2026, adding another layer of complexity," says MyEListing's report.

Ultimately, the fate of the distressed CRE property market relies on the future status of its debts.

"The future of the distressed property market hinges on how debt maturities are managed. Lenders may eventually have to take back properties in default, forcing owners to decide whether to absorb losses or invest further," says the report.

You can read MyEListing's published report here: <https://myelisting.com/commercial-real-estate->

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MyEListing.com is a national commercial real estate marketplace and data platform. Users can sign up for free and get access to accurate local market intelligence, comp software, a national agent directory, and more. The site also supports other players in the industry, including NAI Global, Colliers, and Cushman & Wakefield.

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