



New construction on multi-family apartments hits record high



MORGAN STANLEY FORECASTING "GREAT FINANCIAL CRISIS" IN COMMERCIAL REAL



THERE ARE MORE PEOPLE RENTING NOW THAN AT ANY POINT SINCE 1965



1.5 TRILLION IN COMMERCIAL RESIDENTIAL LOANS COME DUE IN 24 MONTHS

JUNIPER TREE INVESTMENTS LLC



Market Analysis

With inflation on the rise and interest rates soaring, the landscape of the commercial residential real estate market is rapidly changing. Roughly 1.5 trillion dollars of loans will come due in the next 24 months, and property owners will be forced to refinance at 3 to 4% higher than their previous notes. With debt service increase and cash flow decrease, foreclosures are inevitable.

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The Landscape is Changing

Of the 1.5 trillion dollars in loans that will mature in 24 months or less, 80% are held by regional banks. These banks are already suffering with liquidity problems, and the the next two years will only exacerbate the problem. We are already beginning to see signs of this in Texas where a 220 million dollar portfolio just foreclosed. We will soon see regional banks holding properties that they will be desperate to get off of their debt sheet. For the educated investor, this will present a once in a generation opportunity to expand their portfolio. Practicing good risk mitigation strategy is key.

Opportunity Awaits

With the changing tide in the multi-family housing market, opportunity will present itself for those who are prepared to take advantage. We at Juniper Tree Investments LLC are currently raising capital and tirelessly analyzing deals and watching the overall effects of real estate market. With dedication and due diligence, we believe that over the next two years, we will be able to position ourselves for portfolio expansion and maximum returns for our investors. Juniper Tree Investments LLC is seeking investors that share share our mission and values, and have a long term wealth building mindset. If you've ever wanted to invest in real estate and enjoy passive income, partnering with Juniper Tree Investments LLC will make the process easy and secure. By seeking the right deals in the right neighborhoods, we mitigate risk and maximize ROI. Our strategy is locate deals that have a minimum 8% cap rate, and will produce cash flow within the first 30 days. By finding off market deals, and communicating directly with the seller, we are able to educate them on the benefits of owner financing which allows us the flexibility to set favorable terms for ourselves and the seller. Juniper Tree Investments LLC also gives 100% of the depreciation tax benefit to its limited partners. This benefits high w2 income investors while also providing the security of long term wealth building and equity growth. If you want to invest in real estate, and want an educated and valuable partner, contact us at Juinipertreeinvestment.com.

Randy J Millet
REAL ESTATE INVESTOR

Practicing good risk mitigation strategy is key



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