



IREM Skill Badge: Managing Distressed Properties (ISBMDP)

The full impact of COVID-19 on the commercial real estate remains uncertain. But what's for sure is the potential tsunami of distressed properties. Many are empty. Office, retail, mixed-use, and other properties are at a crossroad. Learn how to assess, plan, and pivot distressed properties in your portfolio. Seize the opportunity to ride a new wave. Or risk getting crushed waiting.

Course description:

Turning around a distressed asset requires a new and comprehensive understanding of how to evaluate and resolve key issues and challenges unique to each asset. While there's no one-size-fits all solution, by earning this Skill Badge, you'll learn solutions and approaches for common situations encountered and best practices to implement when dealing with distressed properties. Earn the IREM Skill Badge: Managing Distress Properties and be ready.

CRE's biggest tsunami— distressed properties.

Earn the IREM[®] Skill Badge:
Managing Distressed Properties.

Only \$99



2 ways to learn:

-  At Global Summit
-  On-demand online

After taking the course and passing the exam, you'll earn the IREM Skill Badge: Managing Distressed Properties to be able to:

- Determine the unique considerations of distressed properties in the aftermath of COVID-19
- Identify elements of distressed properties, their potential owners, and the manager's role
- Analyze distressed properties, prioritize issues, and develop a management plan
- Implement effective management operations when evaluating and taking over a distressed property
- Determine strategies to reposition distressed properties
- Have a better understanding of the receivership and foreclosure process
- Develop an exit strategy that meets your objectives

Course length

This course is approximately 3-5 hours, followed by a 100-question online exam.

Cost:

\$99 / members

Register at bit.ly/ISBMDP



Managing Distressed Properties Skill Badge course outline:

Lesson/topics
<p>1. Overview of distress properties</p> <ul style="list-style-type: none"> Identify elements of distressed properties, common causes, key indicators, different owner types, the manager's role, and ethics
<p>2. Analyzing distressed properties</p> <ul style="list-style-type: none"> Analyze distressed properties, prioritize issues (physical, mechanical, and financial, etc.), and develop the critical management plan
<p>3. Effective management operations</p> <ul style="list-style-type: none"> Implement effective management operations including: top priorities, HUD guidelines, marketing and leasing, work orders, accounting and budgeting, staffing, communications, and reporting
<p>4. Repositioning distressed properties</p> <ul style="list-style-type: none"> Determine strategies to reposition troubled properties through SWOT analysis, rehab, adaptive reuse, highest and best use, restructuring leases and/or loans, and raising equity
<p>5. Receivership and foreclosure</p> <ul style="list-style-type: none"> Outline the receivership, its duties, assignment, as well as the foreclosure process, liability issues, and opportunities
<p>6. Develop an exit strategy</p> <ul style="list-style-type: none"> Outline the 6 factors to consider and their potential outcomes

Prove your expertise with these recommended skill badges:



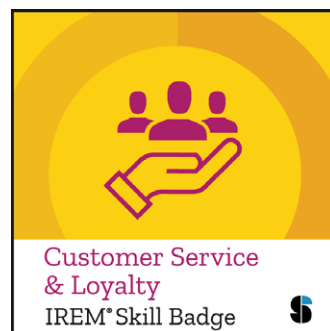
Asset Management – Loan Analysis

Learn how to analyze and evaluate property finance and gain practical knowledge to calculate effective interest rates, lender ratios, break-even analysis, and more.

\$99 Member/

\$129 Non-member

Register: bit.ly/ISBASM1



Customer Service and Renter Loyalty

Increase retention and satisfaction levels through an optimal customer experience and a culture of community-building. Plus, discover ideas to generate financial success.

\$29

Register: bit.ly/ISBCSL



Maintenance & Risk Management

Learn best practices and steps for running a maintenance and risk management program to reduce potential loss and preserves the owner's investment.

\$99 Member/

\$129 Non-member

Register: bit.ly/ISBMNT2



Building Technology

Learn how technology can increase your team's productivity and elevate the resident-tenant experience. Plus support your building's operations.

\$99 Member/

\$129 Non-member

Register: bit.ly/ISBTCHS