

## In The News

# Akerman Partner Neisen Kasdin Predicts High Returns for Private Equity Funds Despite Volatile Economy

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Persistently high inflation, rising interest rates, and geopolitical uncertainty make the direction of the economy particularly difficult to predict, an Akerman Real Estate leader says. Power plays by investment funds, family offices, high-net-worth individuals, and other cash-rich and long-term investors are especially well positioned to ride out the volatility of the current real estate markets.

In a *Law360* article, “These Real Estate Players are Ready for Market Headwinds,” Miami Office Co-Managing Partner [Neisen Kasdin](#) predicts private equity funds that lend money to companies, as well as other private lenders will stand to benefit from high returns by stepping into the gap left by banks and other increasingly wary traditional lenders.

“‘That’s one area,’ said Kasdin. ‘Then, when you look at the cap [capitalization] rates that some assets were purchased at and overlay that against the increase in interest rates, that probably means that some of the recent acquisitions and development projects will not pencil out, and that will probably create some opportunity for people to come in and take over those projects. So that’s another area.’”

“Kasdin noted that any upcoming market slowdown is likely to be significantly milder than previous

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crises, especially in a still-hot property market like South Florida,” *Law360* wrote.