



2022 Year in Review: Christian Galanti, Emerald Creek Capital

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Christian Galanti

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Emerald Creek Capital

What person, project, transaction or market trend had the greatest impact on your industry this year? The rise in interest rates amidst elevated inflation and economic uncertainty has undoubtedly had a large impact on the sector. Fortunately, our existing investments continue to benefit from strong underlying market fundamentals. Overall, our equity fund is well-positioned with ample dry powder to take advantage of what we anticipate being attractive opportunities over the next 12-18 months.

What was your greatest professional accomplishment or most notable project, deal, or transaction in 2022? We recently sold a large industrial property in Jacksonville, which was our equity fund's first realization and a great return for investors. We bought the property off-market at a very attractive basis with significantly below market in-place rents, which helped position the asset well for a sale.

How has your career path changed in 2022? After spending over eight years building the real estate platform at Paragon Outcomes, myself and Tom Hollins joined Emerald Creek together to co-lead the ECC equity platform.

Emerald Creek has a well-established real estate lending platform and having the opportunity to help build out a new vertical for the business has been an exciting and great experience for both of us.