Vacant & Distressed Property

A house that needs work but lacks funds or motivation to repair.

Vacant homes cost money every month — taxes, insurance, utilities, and the risk of vandalism or code violations. Here's how to think through your options.

Quick takeaways

- ✓ Vacant homes cost money every month and may lose insurance coverage.
- ✓ Repairs can add value if you have the time and budget.
- ✓ An equity partner can fund repairs for a share of profit.
- ✓ Cash buyers purchase as-is — no repairs, cleaning or showings.

1. Secure and insure it

Standard homeowner's insurance often doesn't cover vacant homes after 30–60 days. Ask about vacant-property coverage and keep the home secured.

2. Repair and sell or rent

If you have funds and time, repairs can increase value. Get multiple contractor bids and budget for surprises.

3. Partner on the repairs

An equity partnership lets an investor fund and manage repairs in exchange for a share of the profit when the home sells.

4. Sell as-is

Cash buyers purchase homes in any condition with no repairs, cleaning, or showings needed.

Questions? Talk to us — free, no-obligation consultation. Call (000) 000-0000 or email moralhomeexperts@gmail.com.

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