



AI1111 Real Estate Valuation 7.5 credits

Fastighetsvärdering

This is a translation of the Swedish, legally binding, course syllabus.

If the course is discontinued, students may request to be examined during the following two academic years

Establishment

Course syllabus for AI1111 valid from Spring 2011

Grading scale

A, B, C, D, E, FX, F

Education cycle

First cycle

Main field of study

Technology

Language of instruction

The language of instruction is specified in the course offering information in the course catalogue.

Intended learning outcomes

- Describe the foundations of value theory.
- Compare and discuss definitions of concepts and term used in real estate valuation
- Describe the real estate valuation process
- Describe the various methods of valuation that are applied to different type of objects, for instance condominium and woodlands, both from a theoretical and practical perspective.
- Give an overall description of how market analysis is performed, and how market information is gathered and used in the context of real estate valuation.
- Discuss real estate valuation when dealing with expropriation, environmentally contaminated property as well as Green Buildings.
- Discuss the issue of ethics and liability within real estate valuation.
- Apply the above knowledge practically and as member of a project group, carry out the valuation of a single family house as well as a commercial property of normal character.
- Critically analyse and judge the quality of a valuation report as well as present and defend your group's valuation report at a course seminar

Course contents

A review of central parts of the subject of real estate valuation.

Disposition

The course consists of lectures as well as exercises some of which are compulsory assignments that are carried out in groups with a minimum of 2 students in each.

Specific prerequisites

For students not registered on a KTH programme:

- Completed upper secondary education including documented proficiency in Swedish and English (IELTS, TOEFL et al) and university studies of at least 120 hp out of which 7,5 hp in Corporate Finance or equivalent.

Course literature

Fastighetsnomenklaturen, Institutet för värdering av fastigheter i Stockholm och Fastighetsnytt förlag, Stockholm.

Equipment

Calculator for the exam

Examination

- PRO1 - Assignment, 3.0 credits, grading scale: P, F

- TEN1 - Examination, 4.5 credits, grading scale: A, B, C, D, E, FX, F

Based on recommendation from KTH's coordinator for disabilities, the examiner will decide how to adapt an examination for students with documented disability.

The examiner may apply another examination format when re-examining individual students.

A compulsory midterm exam which gives bonus points on the final exam will be given. The compulsory exercises also give bonus points on the final exam.

Other requirements for final grade

Written exam and compulsory exercises.

Ethical approach

- All members of a group are responsible for the group's work.
- In any assessment, every student shall honestly disclose any help received and sources used.
- In an oral assessment, every student shall be able to present and answer questions about the entire assignment and solution.