



# AI234U Real Estate Valuation and Analysis /Commissioned Course/ 7.5 credits

Fastighetsvärdering och analys /Uppdragsutbildning/

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

## Establishment

Course syllabus for AI234U valid from Spring 2011

## Grading scale

P, F

## Education cycle

Second cycle

## Main field of study

The Built Environment

## Specific prerequisites

Higher education in engineering, economics or equivalent knowledge through work experience.

## Language of instruction

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

## Intended learning outcomes

The course has a few specific goals. After completing the course you should be able to:

- Perform a valuation with comparable sales method and the income approach.
- Perform a market analysis which is used as a base for a real estate valuation.
- Describe which parameters creates economic value (value theory) och be able to analyze how changes within these parameters affect the value of a real estate.
- Describe:
  - o the accuracy and uncertainty that, according to some studies, historically has appered in real realstate valuations.
  - o the difficulty and possible solutions when performing a valuation .....environmental damage.
  - o the specific surcumstances when performing a valuation for a agricultural property.
  - o the specific circumstances when performing a valuation for a condominium.
  - o what is meant by good valuation practice.

## Course contents

The following activites are included:

Lectures, Excercises, Project and a written examination.

## Course literature

Fastighetsekonomisk analys och fastighetsrätt - Fastighetenomenklaturen

## Examination

- ÖVN1 - Assignment, 3.0 credits, grading scale: P, F
- TEN1 - Examination, 4.5 credits, grading scale: P, 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.

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

Written examination

## 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.