

## 702-453 Advanced Property Analysis

<b>Credit Points:</b>	12.50
<b>Level:</b>	4 (Undergraduate)
<b>Dates &amp; Locations:</b>	2009, This subject commences in the following study period/s: Semester 2, - Taught on campus.
<b>Time Commitment:</b>	Total Time Commitment: 120 hours
<b>Prerequisites:</b>	Pre-requisite : 702-353 (ABPL30010) Statutory Valuation, 702-853 (ABPL00045) Statutory Valuation PG (or equivalent )
<b>Corequisites:</b>	None
<b>Recommended Background Knowledge:</b>	None
<b>Non Allowed Subjects:</b>	702-652 (ABPL00011) - Advanced Property Analysis (Master)
<b>Core Participation Requirements:</b>	<p>&lt;p&gt;For the purposes of considering request for Reasonable Adjustments under the Disability Standards for Education (Cwth 2005), and Student Support and Engagement Policy, academic requirements for this subject are articulated in the Subject Overview, Learning Outcomes, Assessment and Generic Skills sections of this entry.&lt;/p&gt;         &lt;p&gt;It is University policy to take all reasonable steps to minimise the impact of disability upon academic study, and reasonable adjustments will be made to enhance a student's participation in the University's programs. Students who feel their disability may impact on meeting the requirements of this subject are encouraged to discuss this matter with a Faculty Student Adviser and Student Equity and Disability Support: &lt;a href="http://services.unimelb.edu.au/disability"&gt;http://services.unimelb.edu.au/disability&lt;/a&gt;&lt;/p&gt;</p>
<b>Coordinator:</b>	Dr Harry Muharem Karamujic
<b>Subject Overview:</b>	<p>This subject covers the following content:</p> <ul style="list-style-type: none"> <li># property research and research analysis</li> <li># statistics in property analysis</li> <li># review of conventional property markets</li> <li># special use properties</li> <li># retail and shopping centres</li> <li># rural properties</li> <li># property finance and costs of finance</li> <li># composition and functioning of the property lending market, property lenders &amp; lending products</li> <li># the determination of lending interest rates. property risk measurement</li> </ul>
<b>Objectives:</b>	<p>When you have completed this subject you should be able to:</p> <ul style="list-style-type: none"> <li># use a variety of market research techniques including statistical approaches</li> <li># appreciate the challenges faced when assessing the value of non conventional property</li> <li># understand basic principles and most commonly used techniques of financial analysis and how they apply to property analysis</li> <li># understand composition and functioning of the property lending market</li> <li># understand how Australian lenders determine their lending interest rates</li> <li># develop the necessary skills to undertake a small research project</li> </ul>
<b>Assessment:</b>	Assessment tasks for this subject will include: Four Blackboard tests on LMS (15%)Two Assignments totaling no more than 3000 words (35%) One 3-hour examination (50%)

<b>Prescribed Texts:</b>	None
<b>Breadth Options:</b>	This subject is not available as a breadth subject.
<b>Fees Information:</b>	Subject EFTSL, Level, Discipline & Census Date, <a href="http://enrolment.unimelb.edu.au/fees">http://enrolment.unimelb.edu.au/fees</a>
<b>Generic Skills:</b>	<ul style="list-style-type: none"><li># Analytical skills - an enquiring and analytical approach to the conduct of real estate agency and marketing practice</li><li># Communication skills - an enhanced ability to communicate agency outcomes in written and oral presentations</li><li># Problem solving skills - an increased body of knowledge associated with resolution of contemporary issues and practices in property markets and agency contexts</li><li># Team working skills - an enhanced ability to generate and communicate property agency and marketing outcomes at an appropriate academic and professional standard</li></ul>
<b>Links to further information:</b>	<a href="http://www.abp.unimelb.edu.au/environments-and-design-students/abp-ugrad-students.html">http://www.abp.unimelb.edu.au/environments-and-design-students/abp-ugrad-students.html</a>