

702-211 Income Property Analysis

Credit Points:	12.500
Level:	Undergraduate
Dates & Locations:	2008, This subject commences in the following study period/s: Semester 2, - Taught on campus.
Time Commitment:	Contact Hours: Two hours of lectures and a one-hour tutorial and/or seminar per week Total Time Commitment: Not available
Prerequisites:	702-115 Introduction to Property, or equivalent
Corequisites:	None
Recommended Background Knowledge:	None
Non Allowed Subjects:	None
Core Participation Requirements:	<p><p>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.</p> <p>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: http://services.unimelb.edu.au/disability</p></p>
Coordinator:	TBC
Subject Overview:	<p>Application of financial mathematics to property valuation and analysis. Further investment theory. Property market analysis: commercial, retail, industrial, residential markets. Property investment analysis and discounted cash flow. Valuation theory and practice: the income, cost and market comparison approaches.</p> <p>On completion of the subject students should be able to:</p> <ul style="list-style-type: none"> # Examine a commercial property market. # Understand fundamentals of income property analysis. # Interpret a discounted cash flow.
Assessment:	Assignments totalling no more than 2000 words (40%) and one three-hour examination (60%). A grade of at least 40% must be achieved in the final examination in order to pass the subject.
Prescribed Texts:	The Valuation of Real Estate (Australian Property Institute (2007)), Australian Property Institute, Canberra
Breadth Options:	This subject is not available as a breadth subject.
Fees Information:	Subject EFTSL, Level, Discipline & Census Date, http://enrolment.unimelb.edu.au/fees
Generic Skills:	<p>On completion of the subject students should have developed the following skills and capabilities:</p> <ul style="list-style-type: none"> # Computer spreadsheet skills. # Financial mathematics skills.

Related Course(s):

Bachelor of Geomatic Engineering & Bach of Planning & Design(Prop&Const)
Bachelor of Planning and Design (Property and Construction)
Graduate Diploma in Property Valuation