



Faculty of Arts and Social Science  
Business Administration

# Syllabus

## Real Estate Valuation

<b>Course Code:</b>	FEGB53
<b>Course Title:</b>	Real Estate Valuation <i>Fastighetsvärdering</i>
<b>Credits:</b>	9
<b>Degree Level:</b>	Undergraduate level
<b>Progressive Specialisation:</b>	First cycle, has at least 60 credits in first-cycle course/s as entry requirements (G2F)

**Major Field of Study:**  
FOA (Business Administration)

### Course Approval

The syllabus was approved by the Faculty of Arts and Social Science 2016-03-11, and is valid from the Spring semester 2017 at Karlstad University.

### Prerequisites

Admission to the Real Estate Programme (SGFEK), and Business Administration 24 ECTS cr completed

### Learning Outcomes

Upon completion of the course, students should be able to:

- give an account of the most common methods for valuing real estate,
- define and give an account of different valuation concepts in real estate valuation,
- give an account of how environmental problems can affect real estate valuation,
- illustrate and apply good valuation practice and ethics as a condition of real estate valuation,
- describe the investigations normally made in connection with purchasing real estate,
- explain how options can affect the value of real estate
- explain how portfolio valuations can differ from individual real estate valuations,
- identify the main factors affecting real estate value,
- assess the reliability of a real estate valuation,
- outline how market analysis and market information are collected and used in real estate valuation contexts,
- analyse comparable sales in the valuation of family houses
- value commercial properties and present the result of the valuations in written reports, and
- critically review valuations of real estate in listed companies using annual reports.

### Content

The course deals with the information required and the appropriate methods used in real estate valuation. The focus is on the parameters that may affect the value and the reliability of the value. In connection with a valuation of a family house, students carry out the steps and tasks of an agent in a

real estate transaction.

**Reading List**

See separate document.

**Examination**

Assessment is based on individual and group hand-in assignments and active participation in a mandatory seminar.

**Grades**

One of the grades Distinction (VG), Pass (G), or Fail (U) is awarded in the examination of the course.

**Quality Assurance**

Follow-up relating to learning conditions and goal-fulfilment takes place both during and upon completion of the course in order to ensure continuous improvement. Course evaluation is partly based on student views and experiences obtained in accordance with current regulations and partly on other data and documentation. Students will be informed of the result of the evaluation and of any measures to be taken.

**Course Certificate**

A course certificate will be provided upon request.

**Additional information**

The local regulations for studies at the Bachelor and Master levels at Karlstad University stipulate the obligations and rights of students and staff.